

UOC – MANAGER’S REPORT 9/10/2008

ADMINISTRATION

There were 4 re-sales reported in Pelican Landing Phase I for the month of August and 3 in the Colony. Year to date there have been 188 new sales and re-sales versus 118 in 2007 and 218 in 2006.

As of Sept. 1st there are 18 owners who have not paid 2008 assessments; 1 owner is paying according to an agreed upon payment schedule.

The new administration software is up and running. All data has been converted to the new system and the staff is checking records to make sure everything is correct. Accounting will be run on the old system and the new system through the end of the year. The data from the admin software program has been sent to the new gate software firm and it will download the data into the system. The privacy staff will be trained before the new system is installed at the gates.

The road sealing project is continuing and it is projected it will be completed by the middle of November. There have been several delays due to rain but is going along quite well and should be finished before our seasonal residents return.

BEACH

Attendance for the month of August was 3,070, with 771, PL residents (25.11%) and 2,299, Hyatt guests (74.89%). Year to date attendance is 44,269 with 23,203 PL residents (52.11%) and 21,066 Hyatt guests (47.59%).

We have received 2 bids to install a Web Cam at the beach facility and should have the 3rd shortly. Once all the bids are in we will request approval for the expense.

The staff is continuing with the deck washing and sealing and refurbishing the pathways and grounds. The new ground cover for the Butterfly Garden has been installed. This should help tremendously in the growth of the plants and flowers. A new flag pole has been ordered, and should arrive in the next 3 weeks. The new pole, which is telescopic, will be placed on the upper deck of the New Pavilion. It does not require any rope, and can easily be removed. The previous one was damaged by the tides, and consequently broke in half when it fell into the water.

Gator Septic Company was on site on Wednesday of last week to pump and drain the septic system; unfortunately, their pump broke down after they had removed 1200 gallons from the tank. We believe that tank holds 2000 gallons. As a result, they are scheduled to return on Friday to complete the task.

Tom Schemenaur, Tom Betts and Tom Moehring are attending a seminar given by the Florida Shore and Beach Preservation Association today through Friday. Attendees will include state and federal employees, coastal engineers, other communities and local officials. The seminar will cover beach erosion problems and solutions.

The annual Coast Guard inspection of the Landing Craft II took place last week and it passed all its inspection qualifications at 100%.

PRIVACY

3- False Firm Alarm, 2- Traffic Accident – Vehicle hit light pole; and Resident backed into vehicle at gate, 12 - Medical Emergencies, 21 - False House Alarms, 5 - Parking violations, and 19 - Misc.

All privacy staff attended a three hour course held at the community center. They were trained in report writing, fixed gate post and patrol procedures.

All privacy staff has been trained in AED, CPR and First Aid and will be going through fire extinguisher training on September 9, 2008 with the Bonita Springs Fire Department.

The privacy staff continued operation during tropical storm Fay.

We are receiving bids to install automated swing gates at the north gate and south gate locations. We will be proposing that the north and south gates be automated (not manned) from 11PM to 7AM and only residents with bar codes could enter the gates after 11:00 P.M. Guest or residents without a bar code would have to enter the community through the Pelican Landing Main Gate. The savings in payroll would be approximately \$100,000 annually.

TENNIS

There were 241 court reservations and 0 league reservations in the month of August. This number included 721 residents, 1 renter and 63 guests.

August 15th was the Back to School Supply Round Robin with 12 players. It was followed by lunch and we received many school supplies which were distributed to Bonita Springs Elementary and Pinewoods Elementary.

The condenser motor on one of the air conditioning units and the entire condenser in the second unit was replaced, both under warranty; however there were charges for the labor.

Rodney James started as the maintenance person on August 6th and is doing a great job.

COMMUNITY CENTER

Approximately 40 residents attended Bingo in the month of August and 7 residents attended the trip to My Dinner Factory. The Pelican Landing Neighborhood Night at Angelina's restaurant was well attended with 170 residents signed up.

There were no fitness classes held in August.

The new SciFit machine has been delivered and is being used frequently. This is the wheelchair accessible piece of equipment.

Ladies Bocce and Couples Bocce are still using the courts.

CANOE/KAYAK & PARKS

Canoe usage for August was: As of the 29th the count was 22. Usage was down because of sealcoating and Tropical Storm Fay.

Construction will begin soon on the Roll Dock and Canoe Park projects. In the interest of safety and logistics, it will be necessary to close the Canoe Park for two or three months. The parking lot will be closed and used for construction vehicles and material. It will be necessary to remove all of the canoes and kayaks now stored on the decking below the cart path. None of the PLCA canoes or kayaks will be available. All residents will be notified of the exact dates of closure for the canoe park and are asked to be especially careful when driving in the area of the Canoe Park Circle and Pelican's Nest Drive. We apologize for the inconvenience and appreciate your cooperation.

SAILING

The sailing gods were totally against us this month; of the nine days the attendant was scheduled at the center this month seven sessions had to be canceled due to poor weather conditions.

Boat Usage: Sunfish - 11 Trips this month Vs. 49 Last Yr; Picnic Cat -0 Trips this month Vs.0 Last Yr; Sloop - 9 Trips this month Vs.2 Last Yr; Total - 20 Trips this month Vs. 51 Last Yr.

New Sailors: 2 this month Vs. 3 Last Yr; Guests – 3 this month Vs.7 Last Yr; Qualified – 0 this month Vs. 1 Last Yr. with a total of 315 Qualified sailors.

Maintenance:

The leak in the Picnic cat has been assessed by a boat yard to be more extensive than first thought. Repairs will be undertaken next month.

Sunfish hull number 1 is totally unusable do to a large crack inside the truck. This boat will need to be replaced. Sunfish hull number 4 is also leaking badly; this hull will also need to be replaced. Both of these hulls are 6 years old.

The motor for the Picnic Cat is working but shifts very hard. It is running but If I cannot resolve the shifting problem it will need to go into the shop for repairs.

The Picnic Cat , the Sloop and the Sunfishes have been secured for the hurricane season and will only be put in the water on an as need basis. This may be a limiting factor on usage for Sept.

Events: There were no events in the month of August.

DRC/STANDARDS

The landscaping at the vacant home located on Black Rush will be cleaned up this week. PLCA has hired a landscaper to at least clean up the property and the property owner will be assessed the cost. The attorney will include the amount on the lien already in place on the property.