

**ELW Cluster Homes Unit Four
Manager's Report
August 9, 2021**

Administrative

New Ownership Report – Attached – 80 Tads Trail (Wernecke) sold to Anne Slater and Patsy Ruzzo, and 610 S. Woodlands (Retz) sold to CR Property Acquisitions, Inc.

Repair and Maintenance

Mark DeLaquil Eon Roofing & Window Inc. has completed 29 units and wind mitigation reports have been received and will be distributed to each owner and Association insurance company.

RedTree and Property Manager will be doing a walk-around on Thursday, August 12th, at 1:00 p.m.

Superior Fence – pending – 17 units – material has arrived and fence project is expected to commence the week of August 16, 2021.

Riptide Pressure Washing is on site today doing the pressure cleaning of the sidewalks.

Carport Numbers have been received and picked up. Pending installation date from Affordable Work Orders.

Arry's Roofing inspected units 90 – 120 Tads Trail no report of findings has been reported. Report was requested. – still pending.

John Duro has material on order for approved pending work and is expected to start work either the end of this, or early next week.

Storm Water Drains were cleaned out on Evelyn Court on June 22, 2021. Invoice and pending report of findings on Tads Trail – still pending.

Suncoast Rust Control will be coming out to address the sidewalks with the rust on them, per Matthew, within the next couple of weeks.

Respectfully submitted,

Peggy M. Semsey, Property Manager
Management and Associates