

Coakley Bay View

Resident Services

Thank you

Fredy Saldana our Supervisor of Maintenance would like to thank everyone for cooperating this past month by not throwing trash into the toilets. There was a noticeable improvement in our septic system.

As a resident of Coakley ay you may choose to utilize the following services via the Administration office:

- Outgoing Faxes:
\$1.00 for the 1st page, .25 cents for additional pages.
- Incoming Faxes:
.25 cents each.
- Photocopies:
.25 cents each
- Laundry Tokens:
Washers: \$1.75
Dryers: \$.75
- Air Horns: \$9.00
- Bio Bowl: \$6.00

Terminix Schedule

Terminix provides monthly extermination on the 3rd Tuesday:
(for buildings A-F) &
Wednesday:
(for buildings G-N) of every month

Small Craft Warning

Caribbean Copmmunity Theatre

Performance Dates:

May 11-12, 18-19, 25-26, 2007
Sunday matinee: May 20, 2007 at
4 PM

From the desk of the GM.

First, let me thank all of you who have gone out of your way to make me feel welcome and a part of the Coakley family. I would like to take this opportunity to let you know some of the areas we are working on and to bring to your attention a couple areas of concern.

As you know, we recently experienced some pretty serious problems with our gray water system. After working closely with our maintenance supervisor we have determined that the main reason the plant got away from us was the failure of a main pump. That pump has been replaced and we now have a back up just in case. There is more than one of these main pumps in the system so we want to be prepared. Grease, oil, objects non organic in nature and current occupancy also have an effect on the operation of the plant. Occupancy we can't do anything about but the other areas we can and must control. It is the responsibility of each and every one of us to insure that what is flushed into our system is compatible with the system. If you are unsure of a product call the office before use.

We have begun sprucing up our main entry. Cracks are being repaired in the wall and it will soon receive a new coat of fresh paint. New coach lights have been purchased and will be installed after the painting is complete. A new sign is in the works and as soon as it's ready will be installed.

Building cracks are not forgotten. The proper products are being ordered and we are working with the board on a way to access the higher areas. Many of these cracks expose rebar and as a result, the concrete must be further chipped exposing un-affected rebar, then it must be sand blasted and coated with a special epoxy, finally the crack can be repaired with a concrete product having the proper compressive strength and hardness. As you can see this is not a matter of just throwing some concrete at it.

Windows are an issue that has been a concern of some of you. We have finally managed to reestablish communication with the supplier. Some of you may be aware that the last shipment of windows we received was missing parts. We recently received a shipment of parts from the supplier but again they were the wrong part. We have had to take pictures of the parts we need but it now appears this part is a custom option and not a part of the normal window assembly.

I have been deluged the past couple of days about late night parties by the pool. I can't believe there are any of you who aren't aware that the pool is off limits after 8 PM. **NO EXCEPTIONS.** So that everyone is aware, the next time we have this problem the police will be called and the violators charged with trespass.

It was brought to my attention recently that someone deposited trash in the dumpster below, near the nursery. This dumpster is for landscape trimmings only. The removal company refuses to take it if there is anything other than that in it.

We have been asked for a lubricant to be used on sliding doors. Bryan Pollock has advised the use of silicone as it will not attract and collect dirt etc. We have 11 oz. spray cans of pure silicone available for sale in the office for \$4.50 per can.