

LAKE FOREST PROPERTY MGMT REPORT 6/23/2020
PROVIDED BY SUMMIT PROPERTY MAINTENANCE

About mid march the board decided to close hot tub area due to Covid 19. The hot tubs were locked but maintained daily for safety. Daily monitoring of hot tubs continued for safety. With the lack of activity around hot tub area, birds were attempting to build nests. we have been deterring birds from building nests daily.

Changed 2 light bulbs

A full trash sweep of the lake forest property.

Cleaned all entrances and swept trash room. The board has requested sweeping of entrances 3 x per month vs monthly

Trash pick up has been doing better. No issues to report

Bats have become a major topic and there is a lot of conversation about our Bat issue. We have hired Chase wildlife to do some monitoring of our bat activity. Chase wildlife has been contacted in the past and they can help with controlling bat activity. Plan is to minimize Bat activity around our community by making changes in our environment, so we have less bat activity.

During siding project a lot of roof edges were bent to remove old siding and install siding, these areas pose a risk for bat and bird entry. It has been added to Common area punch list. Info was provided directly to the Maintenance/ construction committee and Board President. The common area punch list provided to Maintenance committee and board president was 5 pages long if any one would like a copy Please let me know.

Fire alarm system in F bld was replaced with a new system seems to be working much better

Roof ventilation has been discussed, some roofs at Lake forest have no ventilation. Ed with Excellent construction is looking at ways to improve ventilation in Attics. Ventilation is key to limit condensation.

All front entrances and stairwells were power washed

I know a lot of homeowners have asked about our summertime flowers the whiskey barrels are being relocated to the back of blds E and F. if anyone is interested in donating a hanging flower basket we still have 2 empty spots

Spring projects.

Install new barbecues provided by the Board

Repair front entrance sign

Thanks for your business!

Keith Mcbrearty