

BUILDING & GROUNDS COMMITTEE REPORT TO BOARD 2/26/2024

The change to Expert Lawn Care has gone very well, especially in terms of cleaning planting beds across Windstar, weeding, and pruning of trees. Regular site reviews with our site supervisor Ramiro to address small areas of concern continue.

The primary endeavor of the Committee was the Ian Refurbishments completed at the end of January and a report was provided to the Association Presidents and emailed to the owners. This included the planting or replenishment of over 30 beds in our common areas. The committee will meet to review remaining areas that require additional fill in that were intended to be reviewed after this initial installation was completed.

Sealcoating is planned for this summer and that two coats should be included to ensure effectiveness. The quotes were already being bid and budgeted as such. A recommendation will be made at the March Board meeting. The bidders are also quoting work for Clipper Cove, Ketch Cay, Marina Cove and Spyglass Pointe for their consideration in being added to the scope of work through their budgets and ideally benefitting from the economy of scale of and the vendor already being on site.

The Front entry has been recently enhanced by the newly planted annuals and improved landscape maintenance. Mahoney Electric is being consulted with for the adjustment of the lighting on the compass roses as well as maintenance of the existing uplighting. A thorough site inventory is underway now. Determining transformer replacements, panel repairs, light repairs and bulb replacements necessary for our entry lighting.

There are several areas of exotic vegetation on our property line along the lighthouse lane lake and along our mangroves along the 18th. Both areas are being bid for removal exotics from conservation area property lines.