



# THE RESORT

AT GULF SHORES PLANTATION

Construction Update as of 10/30/2021

## Buildings 1, 2, & 3

- The contractor has completed exterior painting with exception of some of the replacement entry doors and trim around the doors.
- New unit entry door installation has progressed quite well as the crew continues to keep up with the slow supply of materials. The painting process has been modified recently so the doors and frames are receiving the bulk of the painting prior to installation. Building 1 has (30) doors remaining to be installed, building 2 has (38) doors remaining to be installed, and building 3 still has (6) doors remaining to be installed. Shipments have been averaging 40 doors per week up to this point.
- Rainwater downspouts – No progress has been made with the downspouts at this time, but the contractor plans to begin this work in a week to 10 days.

## Additional comments

**We still have a few random punch lists being sent in for items that were not covered in the scope of the storm work. Items such as air conditioners and rotten sub-floors seem to be the most common question as to why a particular unit wasn't replaced. Please keep in mind that rotten floors are not covered by insurance at all because the rot did not occur in the time span following the storm and these types of items are considered pre-existing by the carriers. Air condition units that were working or did not show signs of physical damage following the storm are also not covered by insurance. The contractor is working the punch lists that were provided by the Owner on the first pass through the unit and once those are complete the contractor is complete with that unit. Many of the units have now had renters in them and scratches in walls, flooring, etc. will not be covered by the contractor at this time. If you believe that there are damages or equipment failures that are considered warranty and outside of normal wear and tear, please submit those items by email to your Association Manager.**

## Rec Building

- Exterior sheathing and waterproofing are mostly complete with exception of a few areas where the contractor is waiting on window and/or door delivery options so they can finish framing.
- All existing sewer drains have been jetted out and cleaned in preparation of interior finishes.
- The pentagon steel erection began this week. Much of the new steel members are now on-site and the erection crane is set up and ready. Modifications to the existing steel structure has been completed and is now ready to receive the new structure.
- The indoor pool has been acid washed and refilled as well as the new pumps and filters installed.
- Concrete foundations around column repairs at indoor pool and west stairwell of the east building are being scheduled for pour back now that all steel structural repairs have been made.

## Tennis Court

- No new updates.

## Outdoor Pool buildings, Domestic and Fire Water Building, and Sewage Lift station building

- Painting for these buildings is currently scheduled to take place during the week of Thanksgiving.