

Hideaway Bay Beach Club

Weekly Caretaker Report - Week of 01/22/2023

It was a busy week here at Hideaway Bay. ADU continues to do roofing which is progressing well. They also have another pontoon flat deck boat brought into service that is being used to transport trash off the island and bring in supplies. Things are moving along.

Grand Aire was on the property on Monday to do preventative maintenance on the AC units that service the clubhouse as well as the pool heater. I was told a part to repair the pool heater has been ordered so hopefully it will not need to be replaced. Grand air also sent an ice machine technician out to do a full cleaning and tuning of our ice machine. NES was here on Wednesday to do some work on our sewage plant which included starting up the new blower and inspecting for some further work that needs to be done. Total Control was here for our monthly termite treatment. All buildings were treated on the exterior and some areas were sprayed for fire ants. Piper Fire sent two alarms technicians to the island to evaluate our fire control panels and our horns and strobes located inside the buildings. I took them around and into several units. The damage to the wiring is extensive and will need to be redone. The system will also need to be brought up to code which will include adding more horns and strobes. They will be sending pricing options to the property manager. Our golf cart was returned to the island fully repaired from Kappy Carts. This repair included replacing a bad solenoid, damaged battery which was replaced and some general wiring.

Some of the projects I was working on include re wiring the camera post on the owner's dock to include a new GFI outlet which will be needed when the camera and internet equipment gets replaced. There was a PVC pipe that cracked on the owner's dock which was fixed and the fittings on all the dock hoses were replaced. New hoses will be needed soon. Work was continued on replacing the bug bulbs around the buildings now only three buildings remain. 12 of the decking boards were replaced on the mainland dock near the end where the boat slips are. The water has receded in the ponds, so I took some time to remove more shingles and debris from both ponds, this time getting in the water with a 6' grabber tool to be able to reach out quite a ways (about 12 bags full were removed). Every day I have also been spending an hour to pick at least one bag of general trash / debris blowing around the property. More electrical, landscaping and debris cleanup is planned for next week.

The Captains were able to replace the dock cleats on the mainland dock slips as well as add screws to loose decking. Work was done with general maintenance of the golf carts as well as adjusting the brakes. The pressure washer was serviced including an oil change. Ferry dock and skiff were pressure washed. Bathrooms are cleaned and sanitized daily. Pool is maintained daily. Work was done cutting tree stumps around the property. Debris cleanup also continues daily.

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