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## Norm's News & Notes

### April 15, 2011

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**Employees:** Charles Swansey has been employed to monitor and lock up our facilities each night. He will be checking the sewage plant, well facilities, pool, RV storage area and the recreation hall.

Joe Webster has been hired as a part-time maintenance employee. He will work two days a week and cover for Bill during vacation and sick days, and work on other maintenance projects as needed.

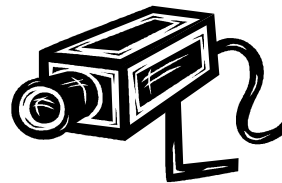
**Leach Field Survey and Engineering:** We met with Cliff's Septic and Leach Field Service to discuss various design methods that would suit our situation. They highly recommended the McDonald Group International Inc. as they are competent engineers with a good relationship with FDEP and specialize in designing and engineering sewage systems. After meeting with a representative from the McDonald group we contracted with them to provide the following services:

Capacity Assessment	\$1,700.00
Evaluation of Alternatives	\$1,750.00
Summary Report	\$1,600.00
Meeting with FDEP	\$ 450.00

The contract was reviewed by QPM and signed. They will begin working on a solution to our problems immediately. The engineer will also review our report from FAST on the camera work completed on our sewage lines prior to our approving repairs.

**Wells & Water Flushing Plan:** We have been meeting with consultants from FL Rural Water Association and our licensed plant operator to develop a water system flushing plan. The plan will be designed to attempt to bring our disinfection byproducts into compliance with DEP Standards. A consent order will be developed, reviewed by QPM Staff and our engineering firm, and then presented to DEP. We will flush a pre-determined series of lines manually in a sequential order to move water around our entire system. This will eliminate areas where water may lay for periods of time without moving. If this plan brings our readings into the new standards, we will automate the system to flush by using timers. Thanks to Susan Flanagan for agreeing to remain as our contact person and heading up the development of this plan. Many hours have been spent by Susan and Ron Shaw on this requirement. When you see them, thank them for all the hours they have worked on the project.

**Sewer Mains – Camera:** FAST has completed the majority of the camera work. We will determine what areas need to be relined when they have completed their work and we review the DVD they provide to us.



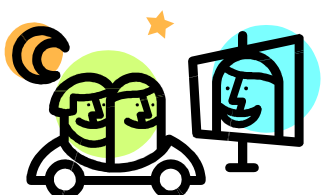
**Lift Station Cleaning:** Arthur Price Septic Service was contracted to power wash and clean our lift station. The lift station has not been professionally cleaned for nearly 10 years. Large amounts of sand, gravel, tile pieces and miscellaneous junk was removed. Cleaning will prolong the life of the pumps so we plan to do it annually. Cost was only \$295.00.

**Caterpillar Problem:** We may have some good news for next year. Hank Meylan has located a pest control firm who uses a systemic injection system for controlling the Tussock Moth. The company will attempt to get approval from Hernando County to treat our oak trees next winter. The system provides a method of treatment that poses no danger to humans or pets.

**Common Areas Lawn Mowing:** Mowing has been outsourced to a local lawn mowing service. We were facing the replacement of an \$8,000 commercial mower, plus employing a full-time maintenance worker. Since not all areas require weekly mowing, our agreement with the mowing service will allow us to determine when and what areas will be mowed. The cost for mowing all common areas at one time will not exceed \$350. We believe outsourcing the mowing will better serve the association.

**Activities:** Lots of activities were planned and carried out by the Spring Fling Committee this year. It was a great time for everyone to participate and try their skill at numerous games. One highlight that drew a lot of attention was the horse racing.

Outdoor movies were a new activity that went over big, and they even included a concession stand. Hats off to the guys and gals who did a great job planning and carrying out the activity. It brought back old memories of the drive-in movies. Were you aware that the first drive-in movie patent was issued in 1933, but the drive-in boom peaked in the fifties?



The exercise classes led by Joyce Bonin were a huge success. Thanks!

Thanks to the both music groups who entertained us this season. We are looking forward to more entertainment next season.

**Easter dinner** - Bob Butler is planning and will be preparing dinner on Saturday, April 16 at 4:30 pm. Tickets have sold out.



**Reserve Study:** We want to have a professional company look at our reserves and assess the life expectancy of our assets. We are in the process of finding several companies to provide us with information and costs.

**Water conservation:** we have received approximately 165 water test usage forms back from owners. Thank you! We will continue our efforts in the fall. Thank you for your vigilance.

**Campground Rates:** the Campground Committee has recommended and the Board has approved allowing discount clubs, i.e., Passport America and Camp Club USA, to be used during the entire year. This would be based upon availability only and would not preclude lengthy reservations or returning customers. The length of stay is a maximum of 6 nights per month.

**Mail Forwarding** – It is very important to include the unit number when forwarding your mail. This helps to expedite sorting the mail. Thanks!