



Nettles Island Inc., A Condominium

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IMPORTANT NOTICE! **TO: OWNERS, RESIDENTS AND GUESTS** **RE: OCEAN POOL & HOT TUBS**

November 6, 2020

As some of you are aware there has been a considerable amount of work going on to restore the old deteriorated concrete structures that house much of the pool equipment at the Ocean Pool and Rec Hall Hot Tubs, which necessitated the Ocean Pool and Hot Tubs being closed. The Department of Health will not permit us to use these facilities while the service equipment is not connected or functional. This work has involved scheduling multiple contractors to handle the concrete restoration, pool plumbing disassembly and reassembly, pool electrical service disassembly and reassembly, including necessary upgrades, heater gas piping and service, paver removal and restoration, proper drainage being addressed and installed to avoid future deterioration, waterproofing and a specialized TPO roofing system for long term reliability. There are also several material suppliers, whom were relied on that have experienced production delays due to CoVid.

All work performed is routinely inspected by the Nettles Island Engineer and contractors must wait on St. Lucie County permit inspectors to sign off at various stages before proceeding with additional work. We want our owners to know that our engineer has been heavily engaged with this project and has managed to offset any changes that resulted in some additional expenditures, such as adding footers (Ocean) and thru deck replacement (Rec), with credits for unused quantities of line items listed in the general contract. As we wind down the completion of this project, we are pleased to report that we are UNDER BUDGET!!! Many thanks to CSM Engineering!

When you consider the impacts of the above items and weather events over the past couple of months, the estimated time frame for completion (originally posted as 7-8 weeks as of mid August), must be extended. Now our area may be facing *another* weather event with Tropical Storm Eta approaching early next week. Consequently, we are hesitant to promise a re-open date for either the Ocean pool or Rec Hall Hot Tubs, but will continue to coordinate efforts of all parties involved to completely restore these areas and hope to re-open the Ocean pool prior to Thanksgiving. We hope to have the Hot Tubs and surrounding areas fully functional near or around this time, as well.

We realize this news may be a disappointment to some of you, but we sincerely appreciate your understanding and cooperation while we give these areas the much needed attention to assure a long and useful life without interruption. THANK YOU!!!

Please note that the eastern portion of the ocean pool deck and restrooms will remain open during regular operating hours, the restrooms will be fully functional, the eating area will be accessible, tables, chairs, and lounges will be available on the eastern portion of the pool deck. The umbrellas will still be available. The beach access will remain open.