

# **MANAGEMENT REPORT**

## **January 16, 2008**

### **COMMON AREAS**

DeFilippis Landscaping fertilized the common area in early December.

A water line break was found by the county in early December near the intersection of Sugar Pine and Pheasant Way.

The tree by the dock was trimmed.

The sidewalk near the dock is in need of repair. We will arrange for same.

Dick Pope finished the sidewalk into the park as well as repaired the west side of the sidewalk.

The irrigation pumps have been set for one day per week in accordance with the new water restrictions.

The street signs are almost complete.

### **ADMINISTRATIVE**

A statement with a coupon was mailed to every owner as well as a coupon for bulk pressure cleaning. To date, approximately 25 owners have taken advantage of the offer.

Covenant violation letters will be sent with a picture of the violation starting this month.

Pheasant Walk's administrative website will be up and running within the next two weeks. I will ask Gary to have a link to it on the Pheasantwalkhoa.com website.

Mailboxes were installed at four homes. The cost of the mailbox and installation will be billed to the owner.

### **FINANCIAL STATEMENTS**

The 2007 preliminary year end financial is attached. Several adjustments need to be made to the cable account and operating account.