

# VOICE OF THE VILLAS

August 23, 2024



## Pool Update From Board Member ERIC DOBIS

The pool engineering is complete. It includes Notes, New Equipment List, Schematic, Electrical Panel and Riser. Also, the State of Florida Department of Health Application. These have been submitted and once approved by the Health Department, they will supply our permits needed for Aquatech to start work. I have been told this process could take 3 to 4 weeks.

## Report to Board at August Meeting from ERIC DOBIS

I am happy to share that we have seen progress with the engineering plans for our pool renovation. I have received the preliminary engineering plans. I have reviewed them. There were corrections made. The board needs to decide on one additional item. It is to include a Hayward CAT-4000. It will require a change order to AquaTech Pool if the board agrees. It would add \$5493 cost to the project.

I have had conversations with our pool service provider, Royal Pool Service, Jenifer, from the Public Pool Health Department, Scott of AquaTech Pool and representative from Hayward regarding the Hayward CAT-4000. All recommend this product. Jenifer mentioned this type of unit is a requirement for any new commercial pool installs. Because we are renovating and not installing a new pool, we don't have to have this, but it is recommended.

Currently, per health department's requirements, our pool has to have the water quality tested daily. Royal Pool performs this with each of their visits. On the days they are not here, we have someone on the pool committee test to stay in compliance. Here is what the Hayward CAT-4000 would do:

### 1. Remote Monitoring and Control:

- The CAT-4000-WiFi allows for real-time monitoring and adjustment of the pool's chemical levels via a smartphone or computer, making pool management more efficient.
- It will send Royal Pool Service and select Pool Committee members alerts and notifications remotely. This can help prevent issues from escalating, ensuring the pool remains in optimal condition and open for use.

### 2. Improved Water Quality:

- This system automatically monitors and adjusts pH and ORP (Oxidation-Reduction Potential) levels, which leads to consistent water quality and a safer swimming environment for residents.
- Enhanced water quality can reduce the risk of illness and complaints from pool users, contributing to a better experience for the community.

### 3. Energy and Cost Efficiency:

- By optimizing chemical usage and reducing the need for manual intervention, the CAT-4000-WiFi can lead to cost savings in chemicals and labor over time.

- Automated adjustments ensure that the pool is not over-treated, which can prolong the life of pool equipment and surfaces.

#### **4. User-Friendly Interface:**

- The system is designed with a user-friendly interface, making it accessible even to those who may not be tech-savvy.

#### **5. Compliance with Health Regulations:**

- Automated monitoring helps ensure that the pool consistently meets local health and safety regulations, potentially avoiding fines or shutdowns due to non-compliance.

I am recommending we include this change. The goal of doing this project was to bring our pool system up to current standards and to make these improvements for our community's biggest single investment item, our pool.

Once this is decided, the engineering plans will be submitted to the health department for their approval and they will provide the permit to move forward.



### **From the Villas of Chestnut Creek Management Company Sunstate Management re: New Client Portal**

Dear Residents,

Please sign up or sign in to your client portal and verify your contact information, beginning September 1, 2024, the email broadcasts will be sent to your portal AND to your email that is on file with the portal. The emails will come from [info@sunstatemanagement.com](mailto:info@sunstatemanagement.com)

We will continue to send communications as we transition.

We will send a test email via both constant contact and the portal broadcast email site, later this month. We will let you know when to expect it. If you do not receive both, you will need to update your portal. We are here to help, so just let us know.

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