

**EAST LAKE WOODLANDS PINEWINDS CLUSTER HOMES UNIT ONE ASSOC., INC.
MANAGER'S REPORT
SEPTEMBER 25, 2025**

Collections/Liens – There are 3 Liens in place, 2 Late Letters processed.

Change of Ownership – Unit 200 Pinewinds Boulevard is expecting to close. Seller Jonathan and Justyna Gale to Richard and Virginia Wilson.

Administrative

A CD in the amount of \$200,000.00 will mature on November 10, 2025, with Edward Jones.

Repair and Maintenance

Patio Showcase has quoted \$229.00 for a 42" tabletop, and \$259.00 for a 48" tabletop, plus tax and \$75.00 to deliver, remove cracked top, install new.

Countryside Locksmith is scheduled to repair the lock at the pool this week.

AquaPro Irrigation quoted \$675.00 to repair leaks at 280 Pinewinds.

TLC Quotes - \$2,050.00 remove 5 dead Pine Trees and permits, install 5 Slash Pines-\$1,625.00, Chinch Bug Treatment-\$690.00.

Fields Consulting Group quoted \$5,166.50 for signage throughout the property.

Respectfully submitted,

Peggy M. Semsey
Association Manager