



Palm Beach is still closed as a construction site and still has a red tag for unsafe conditions by the City of Orange Beach. We are working together with the contractors getting through the process and making Palm Beach as beautiful as ever before.

Please remember that during this process and until further notice; scheduling visits, vendor deliveries etc. need to be discussed and approved with the Resort Staff for everyone's safety and security.

Though many bullets below are unchanged as we want to reiterate protocols etc., there is some new information so please be sure to review completely.

The following bullet points are the properties hot topics this week:

- This week it has come to our attention that some Owners are still confused on how the come back and insurance process works. One specific example that occurred this week involved an owner going out and purchasing their own replacement carpet. Please do not order anything for your condo until contacted by the rebuild contractor. This is very important because items you purchase without going through the proper process may result in you losing out on potential insurance coverage. If you want to upgrade or have a specific look you want included in the rebuild, please address this with the rebuild contractor when they reach out to you in the coming weeks. This will ensure that covered items are done correctly. Any difference in price for upgrades can be handled case by case and in a very structured and manageable way. Please do not send your own vendors for carpet, sheetrock etc. Owners would be well-advised to check with Property Management prior to making decisions to purchase or replace any items. By doing so, Owners can be assured they are not creating additional and unnecessary expenses for themselves. Contractors have been hired by the COA and will be replacing all damaged/removed items related to the building as defined in the condominium docs and AL Condo Act.
- Roofing contractors have been onsite as well as engineers to finalize the pricing on the roof and we are nearing agreement to have the work begin. It appears A, B, C and now even D will likely get a new membrane roof in addition to the metal roof repairs. This is key as interior work will not begin until the roof has been replaced.

- Blankenship Air has received the replacement A/C parts and will have a crane delivered next week. Demo of the old A/C units is near complete. The installation of the 37 new units will take an estimated 21 days to complete installation.
- The A building is still very hazardous. Our engineer has visited the site and begun the design process for the repairs to the walls and stairwell that will be done.
- The attached article has some great content related to Federal Assistance as a result of hurricane sally. Here is a snippet of the information than can be found in this link: <https://www.fema.gov/press-release/20201019/federal-assistance-following-hurricane-sally-tops-100-million-one-month>
 The funds include grants from FEMA, the National Flood Insurance Program and low-interest disaster loans from the U.S. Small Business Administration to help with uninsured or underinsured losses.
 “Alabamians, particularly in our coastal communities are still working to get back on their feet following the impacts from Hurricane Sally. I remain grateful to the Trump Administration and the team at FEMA for helping provide this immediate relief for Alabamians,” Governor Ivey said. “I encourage folks in the eligible counties to take advantage of any of this assistance as we work to recover from Hurricane Sally.”
 FEMA disaster assistance can help you start on your road to recovery. Alabama homeowners, renters and businesses who had property damage or loss related to Hurricane Sally have one month left to register and apply for federal disaster assistance.
The deadline to register for assistance from FEMA and the SBA is November 19, 2020.
- There have been a lot of inquiries regarding re-opening and when this will occur. Several factors impact this process. We are currently awaiting bids and approval for roof replacements and repairs. This process is critical and must happen before the rebuild inside can begin. The week of November 16 we will be meeting with contractors and insurance professionals to ensure the scope for our come back process is clear. We will know more at the end of that week and have a better idea of this timeline.
- The build back contractor will be working with each owner throughout the process in their units once we begin. We are tracking owners who requested to be on the upgrades list with a spreadsheet. If you want to be on the list, please use the inquiry link on the Owners Corner requesting to be added and what you might want to change. The contractor will contact each owner individually to discuss the process and options.
- The fire system is not online, pending trouble shooting that is ongoing and parts replacements. Johnson Controls was onsite this week with parts that have already been

ordered and to continue troubleshooting. They eliminated 90% of the errors but still have some repairs to do.

- SERVPRO has completed the mitigation efforts and will leave dehumidifiers in units with no A/C for stabilization.
- We have some issues with real estate agents coming unannounced and not following the visit protocols. If you have someone really interested in seeing and potentially buying your unit during this time, we will work with you to not impede that process as best we can. This will require strict adherence to the visit protocol for safety and security. The owner will need to email us allowing such a visit to occur. Remember A Building is still off limits to everyone except contractors.