



## BOARD OF DIRECTORS' MEETINGS

The monthly meeting for the Board of Directors is the second Wednesday of each month, at 6:00 pm in the Multimedia Room.

Owners are encouraged to attend. These are business meetings of the Board, so owners/members may not comment, make motions, or become actively involved in the agenda-driven proceedings. An owner-forum is usually held at the conclusion of each meeting so owners can comment and ask questions.

## BON VOYAGE GLORIA

It is with mixed emotions that we acknowledge Gloria Perry's decision to end her weekend reception duties. While we are sad to see Gloria leave our staff after her long and faithful service, we wish her well in her new adventures now that she has more time to travel and enjoy herself.

## POOL AREA SAFETY

Safety is always important in the pool area:

1. The swimming pool and spa are heated. Anyone who does not tolerate heat should not use the spa.
2. **Absolutely no glass containers** may be brought into the pool, spa, or onto the pool patio or pool deck areas.
3. Use of the pool and spa are at your own risk (no lifeguards are on duty).
4. Children under the age of 14 may not use the pool unless supervised by an adult.
5. All food items must be prepared and consumed only in the grill area.
6. No running or roughhousing is permitted.
7. Children under the age of 16 may not enter or use the spa, since their nervous systems cannot reliably tolerate high temperatures. Please don't treat the spa as a convenient place for children to play. It is potentially hazardous, and is absolutely off-limits to children.
8. Water on the floors is a safety hazard. Please dry yourself and your children completely before leaving the pool area to

avoid tracking or dripping water on the marble floors and in the elevators.

- Shoes and a cover-up are required when going to and from the pool. **Bare feet are not allowed in the inside hallways or elevator common areas.**
  - Water inadvertently dripped onto the hallway or elevator marble floors may cause someone to slip and fall. Report any dripped water immediately to the front desk staff so that it may be removed before anyone is hurt.
9. Children in diapers or "swimming diapers" (which are not considered reliable) are never allowed in the pool. Children must be toilet trained before they may use the pool.
  10. Please show your guests how to get to the restrooms and accompany any children.
  11. Do not prop open any door from the hallways to the outside pool area.

## CANOPY REPLACEMENT

The Board of Directors approved a contract to replace the garage awnings that were damaged by the hurricanes of 2004. The replacement will be performed in increments, with the full job to be completed by June.

The new awning will be a light beige-colored vinyl, with all exposed seams welded rather than sewn. This should end the problem of UV thread rot that usually plagues sewn fabric awnings exposed to Florida sun.

## Contact Numbers

Manager's office	941.957.3957 (phone)
Manager's fax	941.957.1256 (fax)
<b>Manager's email</b>	<b>RenCondo@comcast.net</b>
Manager's Assistant	941.957.1125
Website	<a href="http://RenCondo.homestead.com">http://RenCondo.homestead.com</a>
Website password	ll2 (lower case L's plus a 2)
<b>Resident's fax (in the Business Center)</b>	<b>941.954.9964 (fax)</b>
Reception Desk	941.957.1956
Building Security	941.957.1956
<b>Emergency</b>	<b>911</b>

# RENAISSANCE TIMES

## BATHROOM CAULK MAINTENANCE

It's a good idea to occasionally check the caulk between your tub and the adjoining tile to ensure that it is in good condition. The joint where the tile walls meet the shower base pan also deserves careful inspection to ensure that there is an unbroken line of caulk protecting this critical joint.

Over time, tubs and shower pans can settle and the caulk can separate or degrade, exposing the joint to water infiltration and potentially expensive damage to the common elements, or adjacent apartments. Some residents have also caulked around shower controls and tub faucets to ensure that water does not have a way to get behind bathroom tile and walls. Our maintenance staff can renew failed caulk for a small service charge.

## CART COURTESY

Please return any basket cart that you borrow to the location where you got it as soon as you are finished using it. Carts have been found in the hallways, parking garages, elevators and even hidden in the trash chute rooms. We need everyone's cooperation so that the carts will be there when other residents need to use them.

## ART CENTER SARASOTA

Jill Hoffman-Kowal, Education Director for Art Center Sarasota, notified us that the Center will begin to offer selected artwork for short-term loans. Consider them when you want to test drive art for your apartment. Borrow art before you buy!

The Art Center Sarasota offers a broad spectrum of workshops, exhibits, classes, events and arts education. Nationally known professional artists lead these seminars. The Center is located across the street at 707 North Tamiami Trail. Contact them by email at [artsarasota@aol.com](mailto:artsarasota@aol.com) or at 941.365.2032. Gallery hours are Tuesday to Saturday from 10 am to 4 pm. The gallery is closed on Sunday and Monday.

## RULES AND REGULATIONS

The revised and updated Renaissance I Rules and Regulations document is in the final stages of preparation and will be distributed during March.

## WALKING YOUR PET

A number of residents have complained that some dog owners are not picking up after their pets. The Maintenance Committee suggests that when an owner leaves the building to walk their pet, they take two pick-up bags - one for their dog and one to hand to their neighbor in the event the neighbor has forgotten to take one.

## SERVICE ELEVATOR

Please remember to schedule your appointments with service personnel (such as carpet cleaning companies) and furniture deliveries in advance on the Renaissance calendar. This is an important step so those service organizations can be accommodated with any planned move-in or move-out activity for other residents.

If there is a large move-in or move-out already scheduled it can be difficult to manage the necessary loading dock and elevator time. Advance planning assures that deliveries and moves will be more efficiently handled and the residents, as well as movers or delivery crews, will not be kept waiting.

As a reminder, residents must notify the Property Manager to request time in advance of any planned move in or out, as well as for service personnel who will be carrying in work equipment, and for the delivery of any furniture. Prior arrangements must be made to reserve a time. Unscheduled trucked deliveries or moving truck arrivals will not be accommodated.

## NEWSPAPER RECYCLING

In an effort to reduce clutter in the first floor recycling area, we are testing newspaper collection receptacles on selected floors. If this is successful, newspaper collection bins will be placed on each floor in the service elevator alcoves. These bins are only for newspapers, not for any other trash.

There are no plans to add individual recycling containers for glass, aluminum or plastic at this time because of the potential for odor and pests.

# RENAISSANCE TIMES

## MARCH MOVIE NIGHT

The movie will be shown in the Media Room on Thursday, March 3, at 7:30 pm. Popcorn and sodas will be provided.

*"Without A Paddle"*, our movie originally scheduled for February, had to be re-scheduled to March due to the broken equipment in the Media Room. The film is an offbeat, outrageous, high-energy and zany comedy about three childhood friends who reunite

following the sudden death of a fourth friend. The trio finds out that he was hot on the trail of the money that vanished with real-life airplane hijacker D.B. Cooper in 1971.

## MAINTENANCE COMMITTEE

**Comments?** Contact Terry Owen, Chairman at 957.3145 or at email [terryo2004@yahoo.com](mailto:terryo2004@yahoo.com), or place written comments in the Suggestion Box.

**Thank you** for your overwhelming support regarding the recent letter delivered to Renaissance residents and for the turn out for the two walkabouts. All of the items noted have been addresser and/or assigned by the Property Manager, Pat Rogers.

**Recognition List:** Dee Fuller in #1106 for working with some of our "challenged" plants and Jean Dowden in #813 for planting the beautiful flowers in the planters between the pool and the grill. Thank you also to all of the Walkabout attendees. We are fortunate to have Pat Rogers and her staff. Thanks always for the great job.

### Some Completed Items:

1. Second floor service elevator doors were repaired.
2. "Tired" live and silk plants are being removed as necessary.
3. Marks on the wall of the ladies restroom next to the Business Office were removed.
4. Floor mats are regularly shampooed.
5. The staff retrieved the missing glass tabletops from the pond.
6. The gas grill is serviced monthly.

7. Security will not turn off the motion sensor light at night so that residents can better see their expected guests on TV channel 57.
8. A bike rack was installed outside in the Visitor Lot for temporary/hourly use.
9. The Club Room fireplace ignition switch was checked and repaired.
10. Graffiti in the elevators was removed and the decorative metal doors have been refinished.

## CONSTRUCTION NOTES

### Alinari Condominium Towers

Because of concerns about construction dirt possibly contaminating the pumps, the fountain on May Lane will be turned off during the site preparation process.

### Hotel Indigo

The official groundbreaking ceremony is scheduled for Thursday, February 24. The event will include guest speakers and an introduction to this exciting new lifestyle hotel that is planned to open in early 2006 at the corner of Tamiami Trail and Boulevard of the Arts.

## APARTMENT MAINTENANCE NOTES

In response to several questions, below is a recap of the Declaration of Condominium rules regarding apartment maintenance.

Each apartment owner shall maintain, repair and replace everything within the confines of the owner's apartment, which is not part of the common or limited common elements, including, but not limited to:

- Paint, finishes, floor coverings, wall or ceiling coverings, wallpaper and decoration of all interior walls, floors and ceilings, built-in-shelves, cabinets, counters, storage areas and closets; all kitchen equipment, all appliances; all bathroom fixtures, exhaust fan units, equipment and apparatus; all landscaping and plantings located within the interior or on the terraces; all doors and windows, including sliding glass doors, and all glass, screens, framing and casings thereof; all non-load bearing and non-structural room partitions and dividers; all furniture, furnishings and personal property.

# RENAISSANCE TIMES

- All air conditioning and heating equipment serving the apartment and all conduits and lines serving that apartment.
- All ceiling fans, controls, wall plugs, switches and circuit breakers.
- All floor surfaces, including tile, all accessible windows and fixed or sliding doors of the terraces or balconies, if any; and the wiring, electrical outlet(s) and fixture(s) thereon and all light bulbs therein.
- Exterior and interior of any spaces that are designated as Limited Common Elements for an apartment.

Maintenance service is provided to owners on an as-available basis. Renters must obtain approval from their owners before requesting maintenance service since the owner of the apartment will be billed for any time and materials.

The types of services available may vary depending on the qualifications and availability of the staff. Work orders are accomplished on a first in - first out basis. The Building Manager will determine emergencies, and those Work Orders will be completed first. Occasionally, major common element projects may take precedence over work orders.

All work requested for an apartment should be initiated by calling the Management office at 941.957.3957, or by submitting a Work Order Request form on line at the resident web site at [www.RenCondo.com](http://www.RenCondo.com). The purpose of this interior maintenance repair program is to save the owners unnecessary expense for outside plumbing and electrical costs, etc. All work is done by the Renaissance I maintenance crew, who are Association employees.

Below is a short summary of the types of work that can be performed by the Maintenance Staff:

- Replacement bulbs and switches
- Replacement plumbing parts for toilets
- Replacement parts for shower/tub
- Replacement disposal and sink stoppers
- Air filter replacements and new thermostats for the A/C system
- Battery and smoke detector replacements

Labor is charged at \$25 per hour, in quarter hour increments. The Association does not have qualified plumbers, electricians, carpenters, drywall installers, paperhangers, carpet cleaners or installers on staff. Those types of repairs will have to be performed by outside service organizations.

## KEEP THAT BEVERAGE COVERED

Carpeting was recently cleaned on the second floor. However, new coffee stains have appeared in the area from the elevator to the parking garage on this carpet.

***Please make sure all beverage cups are covered so that they don't spill inside the elevator or on the carpet. If something is spilled, please contact the front desk immediately so that it is cleaned up before the stain sets.***

## NEW BIKE RACK IN VISITOR LOT

As a convenience to residents who use a bike for short trips and want to have ready access to it, a new bicycle rack has been placed next to the newspaper vending machines inside the first floor garage area near the main building entrance.

**The rack is for short-term daytime bicycle parking only.** Bikes should be locked, since the Association is not responsible for theft or damage. Bicycles that are left in the rack overnight, or parked anywhere else in the Visitor Parking lot, will be removed.

## BICYCLE REGISTRATION REMINDER

**Before July 1, 2005, be sure to register your bicycle if it is stored in the Bike room on the second floor.**

**After the July 2005 deadline, bikes found in the storage room without a registration sticker will be considered abandoned and will be removed from the premises.**

## ARCHIVE ISSUES

For your convenience there is an archive of all past Renaissance newsletters and the minutes of Board of Directors and Annual Owner meetings on the resident web site at <http://Rencondo.com>.