

**OCEAN RITZ OF DAYTONA  
UPDATES, IMPROVEMENTS, RENOVATIONS**

<u><b>YEAR</b></u>	<u><b>DESCRIPTION</b></u>
<b>1993</b>	CONCRETE RESTORATION
<b>2003</b>	CONCRETE RESTROATION
<b>2003-2004</b>	ROOF REPLACED & RECOATED
<b>2005</b>	NEW PROPERTY SIGNS
<b>2009</b>	NEW ELEVATORS INSTALL BUILDING GENERATOR
<b>2011</b>	INSTALL BACKFLOW ASSEMBLY IN GARAGE REPLACED MAIN ELECTRICAL BREAKERS UPDATE & REFURBISH ALL LOBBY AREAS, & COMMON AREAS WITHIN THE BLDG REPLACED POOL FURNITURE REMOVED POOL HEATERS & INSTALL (2)NEW HEAT PUMPS INSTALLED FIRE ALARM PULL STATION INSTALLED TRASH CHUTE SPRINKLERS ROOF BUILT-UP
<b>2012</b>	INSTALL DOMESTIC WATER PUMPS W/COMPUTER CONTROLLED VARIATED FLOW INSTALLED NEW AIR CONDITIONER COOLING TOWER ON ROOF
<b>2012-2014</b>	CONCRETE RESTORATION
<b>2013-2014</b>	CATHODIC SYSTEM INSTALLED ON BALCONY FLOORING - 15 YEAR WARRANTY UPDATE ELECTRIC METERS TO DIGITAL
<b>2015</b>	NEW A/C UNIT FOR GYM, FRONT LOBBY & FRONT OFFICE
<b>2016</b>	ROOF RECOATED & WATERPROOFED NEW & REFURBISHED PROPERTY SIGNS RENOVATE & RECOAT SWIMMING POOL, & FILTERATION TANK CONCRETE RENOVATION TO PUMP HOUSE JOINT REPLACEMENT IN UPPER DECK A/C IN GYM, FRONT LOBBY & FRONT OFFICE RE-ROUTED FROM 04 STACK TO 06 STACK EXTERIOR CONCRETE BUILDING REPAIRS PAINT, TILE, & CARPET LOBBY, OFFICES, SOCIAL ROOM, GYM & BASEMENT AREA NEW FURNITURE, BUMPER POOL TABLE, & PICTURES IN SOCIAL ROOM EXPAND GYM & INSTALL NEW COMMERCIAL EQUIPMENT REPLACE POOL EQUIPMENT (PUMP, FILTERS, AUTO FEEDERS, PRESSURE GUAGE, ETC) REPLACE (#1) POOL HEAT PUMP NEW GE KEY FOB SYSTEM - DOOR SECURITY
<b>2017</b>	NEW TELEPHONE SYSTEM NEW A/C UNIT FOR SOCIAL ROOM, ELEVATOR LOBBY AREA, & MGR OFFICE REPLACE ENTRANCE & EXIT GARAGE DOORS GENERATOR REPLACE (#2) POOL HEAT PUMP
<b>2018</b>	CONCRETE RESTORATION TO MEZZANINE DECK AND UPPER PARKING DECK