

# COMMITTEE AND MANAGER REPORT

## OCTOBER 2021

### 1. Fire system upgrade

We have replaced the whole emergency light system. The new system has an auto-start generator connected to large 50 watt LED lights in the corridor. All the wiring is new.

The fire pump has been serviced and improved. It gives high pressure even on the 16th floor.

We have added a fire point on floor 9.



### 2. Floor waxing.

The cleaning team waxed all the floors a few months ago. The inside of the building is looking very clean and nice.

### 3. Salt-water pool

The system is complete and working well. For the first time, we have a full circulating system.



#### 4. Gym

A new mutli-gym has been added. Broken cables have been replaced.



#### 5. Bicycle parking

We will create more space to park bicycles

#### 6. Pest control

A company has sprayed the building to control pests

#### 7 New website

We have a new website at <http://www.centercondopattaya.com>

We plan to translate to Thai.





## CENTER CONDOMINIUM

The most central location in Pattaya

Modernised building, great value, apartments 32 to 130m2



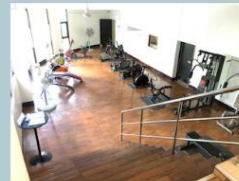
Location



Building



Modernisation



Apartments



Management/  
Community

### 8. Emergency lights

We are installing more emergency lights and fire escape panels in the lift area.

### 9. Electrical system

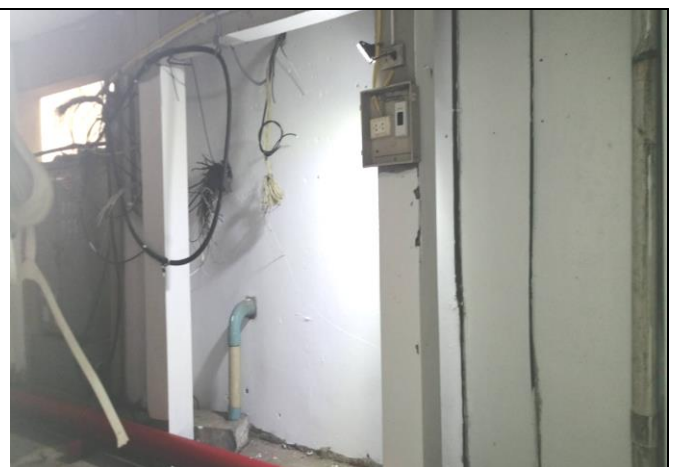
The manager organised to remove or re-route much of the old telephone wiring. This includes a mass of wires near the transformer.

Now it is much safer and easier to service.

#### BEFORE



#### AFTER







## 10. Pattaya Tai Entrance

Part of the walkway we have been using does not belong to us after checking the Title Deeds.

We own only 130 cm on the Family Mart side. We had to move the main water pipe to our side. We moved the original key card entrance from the street to the car park side.





## 11. Roof

We painted the whole roof and repaired small cracks with 3 coats of TOA Roofseal products. We have painted white to reduce the heat into apartments on the 15th floor.



BEFORE



AFTER



## 12. Roof staircase

Chief technician Boompeng built the roof staircase. It is much safer and easier to get to the lift motor room.

## 13. Lift motor room

The air conditioners and fire equipment were upgraded. Old satellite antennas were removed.

#### 14. Internet cables.

All the TOT and 3BB cables are being replaced after wind damage.



#### 15. Staircase

Areas that had water damage are being repaired.

#### 16. Ceiling wiring floors 4 and 5

We plan to cover exposed wiring on floors 4 and 5 as soon as technicians are free from more important work. We will employ 1 more technician.



#### 17. Cracks floor 15

Contractors will repair cracks on the roof and floor 15 caused by movement of the building.

## 18. Feedback and suggestions

There is a form on the new website to contact the committee directly.

<http://www.centercondopattaya.com>

> INFORMATION

> COMMITTEE

### COMMITTEE

**There is a nine-person Committee with both Thai and foreign members. The Chairlady is also the Juristic Person Manager.**

Five committee members have worked together for the last 8 years. They have various skills and experience including building maintenance and management, finances, planning, and accounting.

Normally, all enquiring should be addressed to the manager, Khun Sai, but if have something urgent or personal you wish to communicate to the committee, you can use the form below.

### CONTACT FORM

Name

Email

Phone

Message

SEND FORM