

IRRIGATION – 4/2/22

VOG experiences normal maintenance sprinkler / irrigation challenges each month per our current contracted irrigation vendor Aqua Pro. While we have an aging system, our current irrigation vendor declares it to be in good / functional operating order.

Currently, we are at 2 unit watering cycles per week and are expecting to go to 3 cycles per week. Watch any of your decorative plantings / shrubs in the event they need some intermediate hand watering as we approach hotter and more humid days prior to rainy season.

The vendor and VOG HOA have agreed that our sidewalk removal initiative a few years ago has presented coverage challenges for some areas getting too much water and some not enough. In conjunction with that inconsistent area coverage, the resulting weeds are presenting quite a control challenge in some specific areas in our community; i.e. around the pool entrance. We will be experimenting with addressing the quality of coverage doing a couple "unit owner pads" at a time until we finish the entire community. We are also investigating some irrigation hardware / software that will likely save us money by improving the speed of the monthly maintenance schedule and coverage of pending irrigation work orders.

Normally, we also get routine broken sprinkler head repair requests. Our annual contract with Aqua Pro is very similar to other irrigation vendors. Typically, vendors come on site once per month (in our case in the beginning of each month) to perform an irrigation system check and address / repair any work orders placed between inspection periods. Therefore if a work order was placed for repair for a condition immediately after a regular monthly visit, owners with minor issues will likely be addressed in arrears unless it is a broken head causing a gusher or worse.

As we get the landscape stable starting this month, weed killer will be applied on 4/2/22 making it necessary for us to coordinate the timing of the watering. Our proposed Aqua Pro budget attempts to realistically reflect the importance and the associated costs of watering. In 2021, including the base monthly maintenance charge of \$760, we also incurred repair charges for a total irrigation expense of ~\$14,300. The balance between irrigation frequency, fertilization / weed killer application is a delicate one to have our community return to higher standards and appearance all of which are dependent on weather conditions.

The VOG BOD asks owner patience for the next couple of months as the new landscaper and the Landscape team balance the coordination for watering, weed prevention and white fly issues along with any needed irrigation system improvements / repairs. We promise to improve owner awareness of these vendor activities by posting it on our website calendar to view vendor schedules.

<https://villasonthegreen.net/calendar/>

We will post tasks as far out as we can predict starting with Aqua Pro being on site for the monthly system maintenance check within the first 5 days of the beginning of each month. We will also post any weeding, fertilizing, or chemical treatments in the same fashion.

If you have irrigation needs please use the Contact Us tab on the web site to submit your concerns or issues. We are striving to deliver prompt responses.

<https://villasonthegreen.net/contact-us/>