

Nordic Dream Paradise Condominium - AGM 2022 – Rev1

Overview of major Maintenance and Repair - NDPC 2021.

• Construction of new security hut/meeting room for staff. Note 1	THB 72.500,-
• Purchase of electrical equipment, power cable, interior, lockers, fridge, table and 4 chairs, second-hand monitor/TV, cover for power cables	THB 32.800,-
• Labour cost inside security hut; electrical installation, 2 pc VIVA desks, 230VAC power cable and braker located in LD, main distribution inside Security hut and lighting. Cut and repair inside ceiling. Note 2	THB 22.850,-
• Fire alarm system repair and test in DP	THB 26.750,-
• Replace faulty Elevator Emergency Drive unit in DP (required by Kone)	THB 157.000,-
• Empty and cleaning of DP 10pc septic tanks	THB 19.000,-
• Replace and modify of 10pc broken concrete cover for DP septic tanks	THB 40.000,-
• Clean up LD drain system and removal of dirt	THB 8.000,-
• Replace of burned out 12VDC batteries, DP elevator	THB 14.000,-
• Repair and clean DP/LD Drain system, area around swimming pool and empty the septic tank for outside WC and LD	THB 39.500,-
• Repair water leak from water tank and pipe located at LD and DP loft, repair and paint main gate (second-hand wood), repair DP elevator floor and put Clear Polyurethane on 4pc chairs and table in security hut	THB 51.100,-
SUM:	THB 483.500,-

Note 1

Due to major attack from termites, several repairs, holes in the floor and water leak from the roof the Board decided at the Board Meeting 21st January 2021 to build a new security hut. Ref. task 2-2021.

Note 2

During construction it was verified the 230VAC electrical installation and equipment was not compare to requirements and was replaced and upgraded for safety reasons.

(As a matter of fact, the old security hut was handed over from New Nordic, free of charge.)

January 2022.



Olav Lindal