



MANAGER'S REPORT

GRAND PANAMA BEACH RESORT CONDO OWNERS' ASSOCIATION, INC.

Lindsay Williams, PROPERTY MANAGER

PERIOD ENDING:
August 22, 2025

Brad Coleman	President	gpboard@grandpanamacoa.com
James Eagleson	Vice President	jameseagleson@yahoo.com
Darrell Caudill	Secretary	Dcaudill52@gmail.com
Chuck Knoll	Treasurer	cknoll49@yahoo.com
Mary Swann	Director	swannmary9@gmail.com
Brenda Roberts	Director	brenda.roberts5721@yahoo.com
Ron Kibble	Director	ronkibble1@gmail.com
Jason Bennett	Regional Director	Jason.Bennett@fsresidential.com

❖ Administrative

- I spent a lot of time working on the two budget spread sheets
- I sent out receipts for 3 owner dues payments and one special assessment payment received in office.
- I downloaded all of the previous bank records of the association website and sent them to our start up team in case they were still missing some records from Maxet.
- I emailed 22 of the owners that were supposed to have pest control completed on Thursday because I did not have their door code.

❖ Maintenance/Repairs

- We passed our pools and spas Health inspection on Wednesday, reports attached. The inspector made the comment that Tina had

brought the pools a long way from where they had been the last time he had been on site.

- Reported to Cavinder the following: Tower I elevator call button for 1&2 side didn't work floor 22, 17th floor elevator 3 button doesn't light up, but it calls to the other side, Tower 1 8th floor elevator 1&2 buttons call button doesn't light up or work.
- I contacted a few other companies to try and get some others to come look at the beacon lights, not a lot of people do them apparently.
- 1-109 stack plumbing drain was cleaned out by our FSR team.
- The team worked on touching up paint on walls and doors around various parts of the property.
- The team has also been working together very hard to get the pools in better condition.
- We found out today that the Labor Ready team has been putting down a powder-based carpet freshener every day after they vacuum. That is why the carpet looks ashy. DeAngelo started today working with the carpet extractor to fully clean floor by floor so that we can get these carpets looking good again. The ladies know not to put the powder down, too little, too late. Their last week here will be Labor Day weekend.

❖ Landscaping

- We will get some small plants to put at the parking garage entrance and some small rocks by the commercial space entrance to make those beds look better.

❖ Ongoing Projects/Upcoming Tasks

- I spoke to Valcourt about the prior work that was done, so they sent me an email with updated information and the bid package for the work they suggested to the board that should be completed in 2022. Valcourt will be out to look at the issues at Tower I between 301 and 401 on 8/28.
 - BECI will be out 09.11 to perform their document development site visit.
-

❖ Security

- One of the officers showed me an unregistered vehicle to make sure it was parked in an area it should be registered to park there. She left a ticket, came back an hour later and booted the vehicle. The next morning the guest paid for the boot to be taken off.
- The owner of 1-2203 brought his dog down in the elevator on 8/19 and the dog went to attack one of the FSR employees while he was mopping the floor. The video of the incident has been documented, and an incident report has been filled out by the employee and security. If an incident of this nature occurs again with this owner's dog we will have to elevate this to another level, whatever the board decides that might be. My concern is that if that had been a family with young children that I would still be hearing about this from their attorney and not telling who else right now.

❖ Meetings/Webinars/Training

- Brad and I met with the Russell Landscaping irrigation audit tech to review the various issues with the pumps, etc. Russell will be sending an overview with a proposal for repairs.
- I met with Jason for my mid-year touch point review, all is well 😊
- Brad and I met with Hiller to discuss the prior issues the board had with them. They welcomed the feedback and understanding of the frustration. We are still bidding out the fire service.
- Budget and Planning meeting
- Start up meeting with FSR team to discuss shortage of previous financial information still lacking, specifically GL entries from Jan – May 2025. We finally received that from Maxet, on Friday 08.22, in PDF form!

❖ New Owners

- N/A

❖ Community Emails

- Pest Control Email
 - Planning and Budget Workshop Meeting Email
 - Special Assessment Email
-

❖ **Legal**

- Requested Burg to offer \$2,500 settlement for arbitration case regarding the sprinkler head issue.
- Burg confirmed that liens were filed for 5 unit owners.

○ **Insurance**

- N/A

❖ **Finance Detail**

- I received an email from our Banking team that the First Citizens bank account was closed on 08.15.
- We will have the money wired from Servis1st next week into our FSR accounts.

New Key box sign out sheet, key boxes are in the security office now

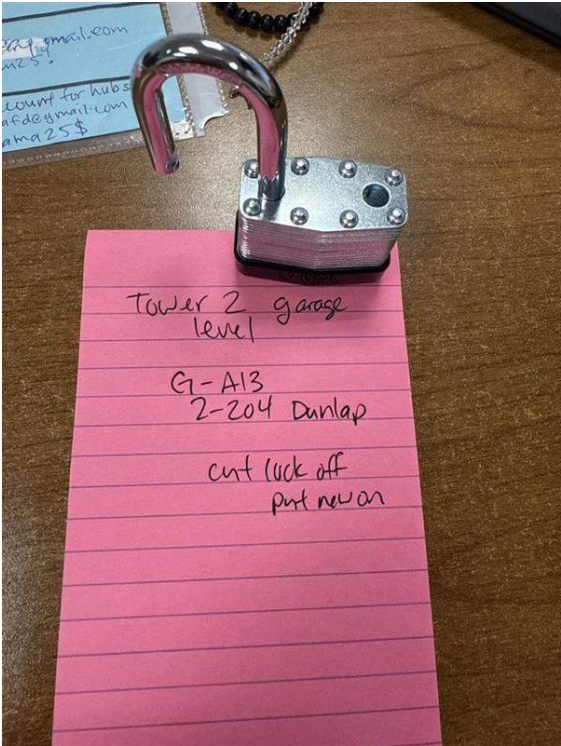
Grand Panama Beach Resort
Key Sign out sheet

GRAND PANAMA BEACH RESORT

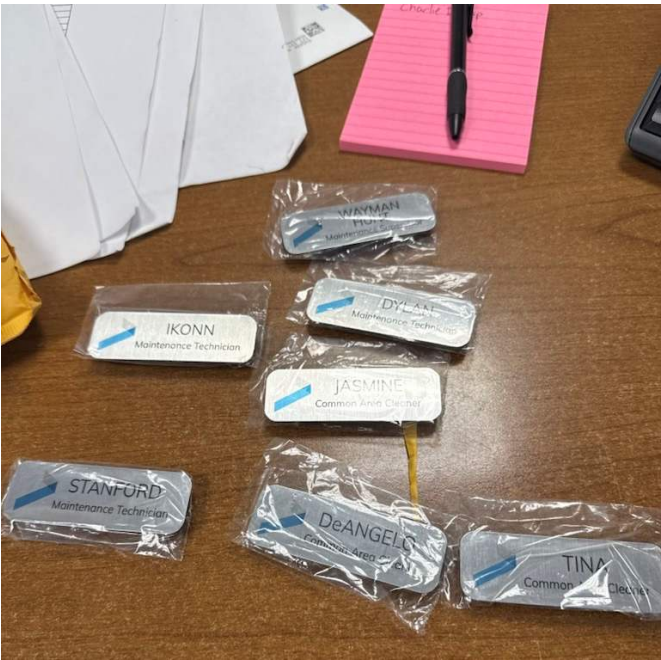
Take the key from the box, enter unit number and date, security must sign the key back into the box by the end of your shift. KEYS DO NOT GO HOME WITH YOU!

Employee Print Name	Unit Number	Date	Security Print Name
Employee Print Name	Unit Number	Date	Security Print Name
Employee Print Name	Unit Number	Date	Security Print Name
Employee Print Name	Unit Number	Date	Security Print Name
Employee Print Name	Unit Number	Date	Security Print Name
Employee Print Name	Unit Number	Date	Security Print Name
Employee Print Name	Unit Number	Date	Security Print Name
Employee Print Name	Unit Number	Date	Security Print Name
Employee Print Name	Unit Number	Date	Security Print Name
Employee Print Name	Unit Number	Date	Security Print Name
Employee Print Name	Unit Number	Date	Security Print Name
Employee Print Name	Unit Number	Date	Security Print Name
Employee Print Name	Unit Number	Date	Security Print Name
Employee Print Name	Unit Number	Date	Security Print Name
Employee Print Name	Unit Number	Date	Security Print Name
Employee Print Name	Unit Number	Date	Security Print Name

We get a lot of owners requesting us to change codes or cut locks



We finally have name tags



Painting the bad spots on the walls



Cash Management Report

7DCY - GRAND PANAMA BEACH RESORT CONDOMINIUM ASSOCIATION INC

Start Date : 08/01/2025
End Date : 08/22/2025
Executed On: 08/22/2025 06:53 PM

**FirstService**
RESIDENTIAL

Entity Number	Name	Account#	Account Description	Brokerage Acct #	Bank Code	Bank Name	Account Number	Beginning Balance	Increases	Decreases	Ending Balance	Open Account Payable
7DCY	GRAND PANAMA BEACH RESORT CONDOMINIUM ASSOCIATION INC	10010 10	Cash-OperatingOperating - New		OPR4	SERVIS1st BANK OPR CK	5722	78,498.36	0.00	0.00	78,498.36	0.00
7DCY	GRAND PANAMA BEACH RESORT CONDOMINIUM ASSOCIATION INC	10010 229	Cash-OperatingValley National		OPR1	VALLEY BANK OPR CHG CLICK	8291187805	16,608.57	297,745.79	(139,952.23)	174,402.13	0.00
7DCY	GRAND PANAMA BEACH RESORT CONDOMINIUM ASSOCIATION INC	10010 612A	Cash-OperatingServis First Bank		OPR3	SERVIS1st BANK OPR MM - INSURANCE ACCT	5755	7.06	0.00	0.00	7.06	0.00
7DCY	GRAND PANAMA BEACH RESORT CONDOMINIUM ASSOCIATION INC	10010 660	Cash-OperatingFirst Citizens Bank		OPR2	FIRST CITIZENS BANK OPR CKG	4002234799	27,598.32	0.00	0.00	27,598.32	0.00
7DCY	GRAND PANAMA BEACH RESORT CONDOMINIUM ASSOCIATION INC	10050 00	Cash In Transit - Oper		CIT1	CASH IN TRANSIT OPR	CIT17DCY	165,187.62	0.00	(36,326.06)	128,861.56	0.00
7DCY	GRAND PANAMA BEACH RESORT CONDOMINIUM ASSOCIATION INC	12010 100	Cash-Reserves		RSV3	SERVIS1st BANK RSV MM	5748	3,043,427.20	0.00	0.00	3,043,427.20	0.00
7DCY	GRAND PANAMA BEACH RESORT CONDOMINIUM ASSOCIATION INC	12010 229a	Cash-ReservesValley National		RSV1	VALLEY BANK MM RSV	5999562907	1,379.64	0.00	0.00	1,379.64	0.00
7DCY	GRAND PANAMA BEACH RESORT CONDOMINIUM ASSOCIATION INC	12031 00	Cash in Transit Reserves		CIT2	CASH IN TRANSIT RSV	CIT27DCY	0.00	0.00	0.00	0.00	0.00
								3,332,706.77	297,745.79	(176,278.29)	3,454,174.27	0.00

STATE OF FLORIDA
DEPARTMENT OF HEALTH
COUNTY HEALTH DEPARTMENT
PUBLIC POOL AND BATHING PLACE
INSPECTION REPORT



1 of 2

Facility Information

RESULT: Satisfactory

Permit Number: 03-60-00677
Name of Facility: Grand Panama Twr I (Pool)
Address: 11807 Front Beach Road
City, Zip: Panama City Beach 32407

Correct By: Next Inspection
Re-Inspection Date: None
Minor FBC by 7/1/2026

Type: Public Pool > 25000 Gallons
Owner: Edgewater Beach Resort
Person In Charge: Lindsay Williams Phone: 850-585-7015
PIC Email:
Pool Operator: Tina DeSanty Phone: 850-585-7015

Inspection Information

Purpose: Routine
Inspection Date: 8/20/2025

Begin Time: 01:15 PM
End Time: 01:45 PM

Additional Information

22. Free Chlorine	10	VOLUME	99900
23. pH	7.2	POOL LOAD	60
24. Chlor. Stabilizer	30	FLOW RATE	300
33. Flowmeter	320	NIGHT SWIM	Yes
34. Thermometer	NA	FILTER TYPE	SP

Items checked are not in compliance with Chapter 386 or 514, Florida Statutes, or Chapter 64E-9 or 64E-10, Florida Administrative Code. These violations must be corrected by the date indicated to avoid closure, administrative fines, or other legal actions. Florida Building Code (FBC) violations are reported to the local building official, and depending upon risk severity, the Department of Health may close the pool or rescind the operating permit.

Violation Markings

POOL AREA	17. Rules Posted	32. Vacuum Cleaner-FBC
1. Water Clarity/Algae Control	18. Certification	33. Flowmeter
2. Deck/Walkways	SANITARY FACILITIES	34. Thermometer
3. Tile/Pool Finish	19. Supplies 64E-10, FAC	35. Pressure/Vacuum Gauge
4. Depth Markers-FBC	20. Clean 64E-10, FAC	36. Equip. Room
X 5. Handrail/Ladder-FBC	WATER QUALITY	37. Cross Connection
6. Step Markings-FBC	21. Approved Test Kit	38. Gas Chlorine Eq.-FBC
7. Suction Outlets-514.0315(1)	22. Free Chlor./Brom.	39. Waste Water - FBC
8. Gutter Grates/Skimmer-FBC	23. pH	40. D.E. Separator-FBC
9. Lighting	24. Chlor. Stabilizer	41. Other Equipment
10. No Dive Markings-FBC	25. Spa Requirements-ORP	42. Equip. Change-FBC
11. Diving Board-FBC	EQUIPMENT ROOM	43. Approved Chemicals
12. Pool Cover	26. Wading Pool-Quick Dump	44. Maintenance Log
13. Pool Side Shower-FBC	27. Water Level/Control	45. Inspection Posted
POOL SAFETY	28. Disinfection Feeder/Generator	46. Safety-514.0315(2)
14. Life Hook(s) w/Pole	29. pH Feeder	47. Fences/Gates- FBC
15. Life Ring(s) w/Rope	30. Chem. Container Label-FBC	48. Other
16. Safety Line	31. Filter / Pump	49. Other

NOTE: It is unlawful to modify a public pool or its equipment without prior approval from the local building department and submitting an application to DOH.

Inspector Signature:

Client Signature:

STATE OF FLORIDA
DEPARTMENT OF HEALTH
COUNTY HEALTH DEPARTMENT
PUBLIC POOL AND BATHING PLACE
INSPECTION REPORT



2 of 2

General Comments

No General Comments Available

Email Address(es): lindsay.williams@fsresidential.com;
tdesanty69@aol.com

DOH Web Page For Pools: <http://www.floridahealth.gov/environmental-health/swimming-pools/index.html>

Violations Comments

Violation #5. Handrail/Ladder-FBC

Tighten down the loose northwest ladder.

CODE REFERENCE: Handrail/Ladder. FBC 454.1.2.5.1 & .5. Handrails must be provided for all pool steps and must be securely anchored in the pool deck and the bottom step. "Figure Four" handrails must be securely anchored in the pool deck and must extend to the bottom step. Ladders must be provided and must be securely anchored in the pool deck and must rest against the pool wall with a 3 to 6 inch clearance.

Inspection Conducted By: Adam Carpenter (54263)
Inspector Contact Number: Work: (850) 481-4811 ex.
Print Client Name: Tina DiSanty
Date: 8/20/2025

Inspector Signature:

Client Signature:

STATE OF FLORIDA
DEPARTMENT OF HEALTH
COUNTY HEALTH DEPARTMENT
PUBLIC POOL AND BATHING PLACE
INSPECTION REPORT



1 of 2

Facility Information

RESULT: Satisfactory

Permit Number: 03-60-00678
Name of Facility: Grand Panama Twr I (SPA)
Address: 11807 Front Beach Road
City, Zip: Panama City Beach 32407

Correct By: Next Inspection
Re-Inspection Date: None

Type: Spa-Type Pools
Owner: Edgewater Beach Resort
Person In Charge: Lindsay Williams Phone: 850-585-7015
PIC Email:
Pool Operator: Tina DeSanty Phone: 850-585-7015

Inspection Information

Purpose: Routine
Inspection Date: 8/20/2025

Begin Time: 01:45 PM
End Time: 02:05 PM

Additional Information

22. Free Chlorine 5	VOLUME 1786
23. pH 7.6	POOL LOAD 11
24. Chlor. Stabilizer 0	FLOW RATE 60
33. Flowmeter 60	NIGHT SWIM Yes
34. Thermometer 101	FILTER TYPE CP

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Violation Markings

POOL AREA	17. Rules Posted	32. Vacuum Cleaner-FBC
1. Water Clarity/Algae Control	18. Certification	33. Flowmeter
2. Deck/Walkways	SANITARY FACILITIES	34. Thermometer
3. Tile/Pool Finish	19. Supplies 64E-10, FAC	35. Pressure/Vacuum Gauge
4. Depth Markers-FBC	20. Clean 64E-10, FAC	36. Equip. Room
5. Handrail/Ladder-FBC	WATER QUALITY	37. Cross Connection
6. Step Markings-FBC	21. Approved Test Kit	38. Gas Chlorine Eq.-FBC
7. Suction Outlets-514.0315(1)	22. Free Chlor./Brom.	39. Waste Water - FBC
8. Gutter Grates/Skimmer-FBC	23. pH	40. D.E. Separator-FBC
9. Lighting	24. Chlor. Stabilizer	41. Other Equipment
10. No Dive Markings-FBC	25. Spa Requirements-ORP	42. Equip. Change-FBC
11. Diving Board-FBC	EQUIPMENT ROOM	43. Approved Chemicals
12. Pool Cover	26. Wading Pool-Quick Dump	44. Maintenance Log
13. Pool Side Shower-FBC	X 27. Water Level/Control	45. Inspection Posted
POOL SAFETY	28. Disinfection Feeder/Generator	46. Safety-514.0315(2)
14. Life Hook(s) w/Pole	29. pH Feeder	47. Fences/Gates- FBC
15. Life Ring(s) w/Rope	30. Chem. Container Label-FBC	48. Other
16. Safety Line	31. Filter / Pump	49. Other

NOTE: It is unlawful to modify a public pool or its equipment without prior approval from the local building department and submitting an application to DOH.

Inspector Signature:

Client Signature:

STATE OF FLORIDA
DEPARTMENT OF HEALTH
COUNTY HEALTH DEPARTMENT
PUBLIC POOL AND BATHING PLACE
INSPECTION REPORT



2 of 2

General Comments

No General Comments Available

Email Address(es): lindsay.williams@fsresidential.com;
tdesanty69@aol.com

DOH Web Page For Pools: <http://www.floridahealth.gov/environmental-health/swimming-pools/index.html>

Violations Comments

Violation #27. Water Level/Control

Fix the leak in the TORO valve.

CODE REFERENCE: Water Level/Control. 64E-9.004(6); FBC 454.1.6.5.11. The pool water level shall be maintained for continuous skimming flow during periods of non-use. A manual and automatic fill device shall be provided and shall discharge into the collector tank.

Inspection Conducted By: Adam Carpenter (54263)
Inspector Contact Number: Work: (850) 481-4811 ex.
Print Client Name: Tina DiSanty
Date: 8/20/2025

Inspector Signature:

Client Signature:

STATE OF FLORIDA
DEPARTMENT OF HEALTH
COUNTY HEALTH DEPARTMENT
PUBLIC POOL AND BATHING PLACE
INSPECTION REPORT



1 of 2

Facility Information

RESULT: Satisfactory

Permit Number: 03-60-00679
Name of Facility: Grand Panama Twr. I (Wading Pool)
Address: 11807 Front Beach Road
City, Zip: Panama City Beach 32407

Correct By: Next Inspection
Re-Inspection Date: None
Minor FBC by 7/1/2026

Type: Wading Pool
Owner: Edgewater Beach Resort
Person In Charge: Lindsay Williams Phone: 850-585-7015
PIC Email:
Pool Operator: Tina DeSanty Phone: 850-585-7015

Inspection Information

Purpose: Routine
Inspection Date: 8/20/2025

Begin Time: 02:05 PM
End Time: 02:25 PM

Additional Information

22. Free Chlorine 10	VOLUME 1057
23. pH 7.2	POOL LOAD 11
24. Chlor. Stabilizer 0	FLOW RATE 50
33. Flowmeter 45	NIGHT SWIM Yes
34. Thermometer NA	FILTER TYPE CP

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Violation Markings

POOL AREA	17. Rules Posted	32. Vacuum Cleaner-FBC
1. Water Clarity/Algae Control	18. Certification	33. Flowmeter
2. Deck/Walkways	SANITARY FACILITIES	34. Thermometer
3. Tile/Pool Finish	19. Supplies 64E-10, FAC	35. Pressure/Vacuum Gauge
4. Depth Markers-FBC	20. Clean 64E-10, FAC	36. Equip. Room
X 5. Handrail/Ladder-FBC	WATER QUALITY	37. Cross Connection
6. Step Markings-FBC	21. Approved Test Kit	38. Gas Chlorine Eq.-FBC
7. Suction Outlets-514.0315(1)	22. Free Chlor./Brom.	39. Waste Water - FBC
8. Gutter Grates/Skimmer-FBC	23. pH	40. D.E. Separator-FBC
9. Lighting	24. Chlor. Stabilizer	41. Other Equipment
10. No Dive Markings-FBC	25. Spa Requirements-ORP	42. Equip. Change-FBC
11. Diving Board-FBC	EQUIPMENT ROOM	43. Approved Chemicals
12. Pool Cover	26. Wading Pool-Quick Dump	44. Maintenance Log
13. Pool Side Shower-FBC	27. Water Level/Control	45. Inspection Posted
POOL SAFETY	28. Disinfection Feeder/Generator	46. Safety-514.0315(2)
14. Life Hook(s) w/Pole	29. pH Feeder	47. Fences/Gates- FBC
15. Life Ring(s) w/Rope	30. Chem. Container Label-FBC	48. Other
16. Safety Line	31. Filter / Pump	49. Other

NOTE: It is unlawful to modify a public pool or its equipment without prior approval from the local building department and submitting an application to DOH.

Inspector Signature:

Client Signature:

STATE OF FLORIDA
DEPARTMENT OF HEALTH
COUNTY HEALTH DEPARTMENT
PUBLIC POOL AND BATHING PLACE
INSPECTION REPORT



2 of 2

General Comments

No General Comments Available

Email Address(es): lindsay.williams@fsresidential.com;
tdesanty69@aol.com

DOH Web Page For Pools: <http://www.floridahealth.gov/environmental-health/swimming-pools/index.html>

Violations Comments

Violation #5. Handrail/Ladder-FBC

Tighten down the loose handrail.

CODE REFERENCE: Handrail/Ladder. FBC 454.1.2.5.1 & .5. Handrails must be provided for all pool steps and must be securely anchored in the pool deck and the bottom step. "Figure Four" handrails must be securely anchored in the pool deck and must extend to the bottom step. Ladders must be provided and must be securely anchored in the pool deck and must rest against the pool wall with a 3 to 6 inch clearance.

Inspection Conducted By: Adam Carpenter (54263)
Inspector Contact Number: Work: (850) 481-4811 ex.
Print Client Name: Tina DiSanty
Date: 8/20/2025

Inspector Signature:

Client Signature:

STATE OF FLORIDA
DEPARTMENT OF HEALTH
COUNTY HEALTH DEPARTMENT
PUBLIC POOL AND BATHING PLACE
INSPECTION REPORT



1 of 2

Facility Information

RESULT: Satisfactory

Permit Number: 03-60-00680
Name of Facility: Grand Panama Twr. II (Pool)
Address: 11800 Front Beach Road
City, Zip: Panama City Beach 32407

Correct By: Next Inspection
Re-Inspection Date: None

Type: Public Pool > 25000 Gallons
Owner: Edgewater Beach Resort
Person In Charge: Lindsay Williams Phone: 850-585-7015
PIC Email:
Pool Operator: Tina DeSanty Phone: 850-585-7015

Inspection Information

Purpose: Routine
Inspection Date: 8/20/2025

Begin Time: 12:20 PM
End Time: 12:50 PM

Additional Information

22. Free Chlorine	5	VOLUME	36208
23. pH	7.4	POOL LOAD	21
24. Chlor. Stabilizer	40	FLOW RATE	105
33. Flowmeter	100	NIGHT SWIM	Yes
34. Thermometer	84	FILTER TYPE	SP

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Violation Markings

POOL AREA	17. Rules Posted	32. Vacuum Cleaner-FBC
1. Water Clarity/Algae Control	18. Certification	33. Flowmeter
2. Deck/Walkways	SANITARY FACILITIES	34. Thermometer
3. Tile/Pool Finish	19. Supplies 64E-10, FAC	35. Pressure/Vacuum Gauge
4. Depth Markers-FBC	20. Clean 64E-10, FAC	36. Equip. Room
5. Handrail/Ladder-FBC	WATER QUALITY	37. Cross Connection
6. Step Markings-FBC	21. Approved Test Kit	38. Gas Chlorine Eq.-FBC
7. Suction Outlets-514.0315(1)	22. Free Chlor./Brom.	39. Waste Water - FBC
8. Gutter Grates/Skimmer-FBC	23. pH	40. D.E. Separator-FBC
9. Lighting	24. Chlor. Stabilizer	41. Other Equipment
10. No Dive Markings-FBC	25. Spa Requirements-ORP	42. Equip. Change-FBC
11. Diving Board-FBC	EQUIPMENT ROOM	43. Approved Chemicals
12. Pool Cover	26. Wading Pool-Quick Dump	44. Maintenance Log
13. Pool Side Shower-FBC	27. Water Level/Control	45. Inspection Posted
POOL SAFETY	28. Disinfection Feeder/Generator	46. Safety-514.0315(2)
X 14. Life Hook(s) w/Pole	29. pH Feeder	47. Fences/Gates- FBC
15. Life Ring(s) w/Rope	30. Chem. Container Label-FBC	48. Other
16. Safety Line	31. Filter / Pump	49. Other

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STATE OF FLORIDA
DEPARTMENT OF HEALTH
COUNTY HEALTH DEPARTMENT
PUBLIC POOL AND BATHING PLACE
INSPECTION REPORT



2 of 2

General Comments

No General Comments Available

Email Address(es): lindsay.williams@fsresidential.com;
tdesanty69@aol.com

DOH Web Page For Pools: <http://www.floridahealth.gov/environmental-health/swimming-pools/index.html>

Violations Comments

Violation #14. Life Hook(s) w/Pole

Replace the missing head on the east life hook.

CODE REFERENCE: Life Hook with Pole. 64E-9.008(3). A shepherd's hook securely attached to a one piece pole not less than 16 feet long must be provided. The life hook must be fully accessible and visible from the pool. Pools over 50 feet in length must have a shepherd's hook along each of the longer sides of the pool.

Inspection Conducted By: Adam Carpenter (54263)
Inspector Contact Number: Work: (850) 481-4811 ex.
Print Client Name: Tina DeSanti
Date: 8/20/2025

Inspector Signature:

Client Signature:

STATE OF FLORIDA
DEPARTMENT OF HEALTH
COUNTY HEALTH DEPARTMENT
PUBLIC POOL AND BATHING PLACE
INSPECTION REPORT



1 of 2

Facility Information

RESULT: Satisfactory

Permit Number: 03-60-00681
Name of Facility: Grand Panama Twr. II (Spa)
Address: 11800 Front Beach Road
City, Zip: Panama City Beach 32407

Correct By: None
Re-Inspection Date: None

Type: Spa-Type Pools
Owner: Edgewater Beach Resort
Person In Charge: Lindsay Williams Phone: 850-585-7015
PIC Email:
Pool Operator: Tina DeSanty Phone: 850-585-7015

Inspection Information

Purpose: Routine
Inspection Date: 8/20/2025

Begin Time: 12:50 PM
End Time: 01:15 PM

Additional Information

22. Free Chlorine 3	VOLUME 708
23. pH 7.0	POOL LOAD 5
24. Chlor. Stabilizer 0	FLOW RATE 50
33. Flowmeter 55	NIGHT SWIM Yes
34. Thermometer 104	FILTER TYPE CP

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4. Depth Markers-FBC	20. Clean 64E-10, FAC	36. Equip. Room
5. Handrail/Ladder-FBC	WATER QUALITY	37. Cross Connection
6. Step Markings-FBC	21. Approved Test Kit	38. Gas Chlorine Eq.-FBC
7. Suction Outlets-514.0315(1)	22. Free Chlor./Brom.	39. Waste Water - FBC
8. Gutter Grates/Skimmer-FBC	23. pH	40. D.E. Separator-FBC
9. Lighting	24. Chlor. Stabilizer	41. Other Equipment
10. No Dive Markings-FBC	25. Spa Requirements-ORP	42. Equip. Change-FBC
11. Diving Board-FBC	EQUIPMENT ROOM	43. Approved Chemicals
12. Pool Cover	26. Wading Pool-Quick Dump	44. Maintenance Log
13. Pool Side Shower-FBC	27. Water Level/Control	45. Inspection Posted
POOL SAFETY	28. Disinfection Feeder/Generator	46. Safety-514.0315(2)
14. Life Hook(s) w/Pole	29. pH Feeder	47. Fences/Gates- FBC
15. Life Ring(s) w/Rope	30. Chem. Container Label-FBC	48. Other
16. Safety Line	31. Filter / Pump	49. Other

NOTE: It is unlawful to modify a public pool or its equipment without prior approval from the local building department and submitting an application to DOH.

Inspector Signature:

Client Signature:

STATE OF FLORIDA
DEPARTMENT OF HEALTH
COUNTY HEALTH DEPARTMENT
PUBLIC POOL AND BATHING PLACE
INSPECTION REPORT



2 of 2

General Comments

No violations were found at the time of the inspection.

Email Address(es): lindsay.williams@fsresidential.com;
tdesanty69@aol.com

DOH Web Page For Pools: <http://www.floridahealth.gov/environmental-health/swimming-pools/index.html>

Violations Comments

No Violation Comments Available

Inspection Conducted By: Adam Carpenter (54263)
Inspector Contact Number: Work: (850) 481-4811 ex.
Print Client Name: Tina DeSanty
Date: 8/20/2025

Inspector Signature:

A stylized signature of the inspector, Adam Carpenter.

Client Signature:

A stylized signature of the client, Tina DeSanty.