

## 2023 Fall Roofing Project Update

*The houses to be done this Fall **by order of work** are: 361/369, 273/285, 253/269, 209/215, 193/199, 167/177, 141/155 and 99/113 HLC plus the Amenity Center, Gazebo and Pergola at the pool. Thankfully, this is the final year of the project.*

*Chimney work on the houses not yet done will start early to mid-October. Some chimneys require extensive trim and siding repair, others more minor work such as caulking. All chimneys will be painted.*

*The remaining exterior work, flashing, decking, new shingles and any other needed common area repair we discover as part of the process will begin mid to the end of October. The schedule is totally dependent on the weather. Typically, it takes a week to complete all but the painting. Of course, that time may vary depending on the work required. We are not in a position to vary the schedule.*

*We will put plywood over the exterior HVAC units and tarp the buildings as the work is being done. Please remember it is your responsibility to park your cars in a place to which you have access, be sure your driveway is clear and outdoor furniture, umbrellas and anything else movable is behind the wall when work starts on your home. If you need help with the move let Phil or me know. If you have anything on an interior wall which may fall from the vibration, take it down. This type of construction in a tight exterior space is inherently dangerous and likely to cause damage to gutters, plant material and to items on the ground.*

*Please get with your roof mate and advise Phil and me of the driveway in which you want the dumpster placed during the work. If we don't hear from you we will pick the driveway.*

*Until the work is finished traffic will be restricted and there will be debris, sharp objects and nails in your driveways and yards and potentially the roadway. Access to your house for people and pets will be difficult and dangerous. The crew will clean up the debris and roll the yards and driveways with a magnet roller. However, you will find nails even after the work is done, typically in the expansion joints of the concrete and in the bushes. Your attics will have fallen debris.*

*If you have questions about what is going on at any point in the work speak with Phil or me and not the crew as they will only do the work under the contract.*

*As we have done in the in the past 2 phases, we will make the contract available in the AC for your review. Please do not remove the contract from the AC and remember the contents are proprietary to our community. The contract will be in the AC on the counter from August 17, 2023 through August 22, 2023.*

*Bruce and Phil*

On behalf of the Board of Directors