IMPORTANT NOTICE

PAINTING PROJECT

The Village is about ready to get a long awaited, new coat of paint! Workups of different color selections are currently being produced and samples will be available shortly for you to see.

The Board of Directors, after tedious evaluation of several providers, has contracted the services of Premier Painting, a professional painting company, who has extensive experience working with homeowner associations.

Before paint is applied, there is a lot of work in preparing the buildings. Additional, outside contractors will be used to perform some of this work in combined efforts with our Village staff.

There are two basic phases necessary to get the job done.

**PHASE 1: Repairs & Preparation - Currently in Progress**

**Balcony repairs:** Work started at building 610, moving south to 660, and then to the townhouse buildings. Approx. 6 to 8 weeks to completion.

**Weep Screeeds:** Repairs to exterior, stucco flashing performed by outside contractor. About 30 days working time, concurrent with balcony repair.

**Buildings:** Stucco and wall repair will be necessary at various locations.

**Phase 2: Painting – Expected start - Late July 2008**

**Pre-Painting Prep:** Power washing buildings, scraping, sanding, hammers, and other required tasks.

**Painting:** Various equipment will be used including brushes, rollers, and sprayers. Workers will use scaffolds and ladders to access the buildings.

**Protection:** Reasonable measures will be taken to protect property. Masking and plastic coverings will be applied to windows, balcony/patio floors, vehicles in the garage, and other areas/items as necessary.

**Estimated Time to completion - Mid Nov 2008**

The Village HOA 6/2008
What you can expect during the work:

♦ Normal work hours will be between 8AM and 5PM, Monday through Friday.
♦ There will be noise from the work activity and equipment, dust and debris.
♦ Workers will be active around all areas of our complex and buildings, including garages. They will be supervised.
♦ Workers must have clear access, within about 3 feet of all building walls This involves any landscape areas regardless of location, porches, balconies, walkways; all common and exclusive common areas.
♦ You can expect that landscape on common areas will be disrupted.
♦ Other items may apply that are not listed here and you will be advised later.

What you must do prior to work:

♦ Remove all personal items from balconies, porches and other exterior locations including, any furniture, plants, BBQs, shades/umbrellas, outside carpeting, lattice, satellite dishes, personal property etc., anything not original to the building.
♦ Remove any hooks or other devices attached to, or placed into the stucco or wood. This includes flower boxes and satellite dishes. If you do not remove these items, they will be removed by the workers. Any items that are removed may not be replaced.
♦ Remove any personal property, such as plants placed in the soil, potted plants, and any personal property placed into/on common area.

Assistant/Considerations/Notifications:

♦ If you need assistance in moving anything, it is recommended that you seek services outside of the Village prior to the time of need.
♦ While precautions will be taken to protect vehicles in the garages, you may want to consider removing your vehicles while work is in progress.
♦ The Village maintenance manager, Lee King and his staff, currently have a heavy work load and are very busy. It is important that our staff is not bogged down with questions, comments, or requests, regarding the painting project. They have work to do. If you have any special need, questions, comments, or remarks regarding this project, please direct them to Martha Olvera at Horizon Management who will respond to them accordingly.
♦ Work schedules around the complex will be announced by the contractors, in advance, by posted notices on each building. Additional information and/or notices will be available from the association prior to and during the project.

The Village HOA does not assume responsibility for any inconvenience, damage or loss to any plants, personal property, or other items placed on, in, or around the common and exclusive use common areas.

More information about this project, including color choices will be available soon. Notices for special meetings about the painting project will also be announced in the near future.

Your Board of Directors, Lee King, the Village staff, and Horizon Management have been working hard and diligently to bring the Village to a new and fresh look for all of us to enjoy.

Remember, your cooperation, understanding, and patience are an important part of the task in getting our new paint job finished.

A new and fresh look for the Village is coming soon!

The Village HOA Board of Directors                   Horizon Property Management
Martha Olvera
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