

# Reconstruction Project Update

FRIDAY, JUNE 3<sup>RD</sup>, 2022

YORBA LINDA VILLAGES HOMEOWNERS ASSOCIATION

Dear Homeowners,

Please take a moment to review our Reconstruction Project Update.

## Yorba Linda Reconstruction Project Work in Progress

We are excited to share that scheduled work in buildings 4-5 is complete with signed city permits from the city of Yorba Linda. We are in the process of working through building 8 with scheduled work. The next round of scheduled permits to be approved by the city will be for buildings 6-10.

We would like to take the time to thank you all for your patience and cooperation throughout this time. Homeowner and resident involvement has been very critical in allowing progress to continue without any major issues. Again, we would like to extend our gratitude as we know the inconveniences that are related to the scope of work.

As we continue to move through the scheduled work load, we will be touching base as needed with owners and residents to communicate next steps, resident impacts and responsibilities, as well as fielding concerns regarding the initial scope. With that said we cannot guarantee that your concerns will be met with your desired solution. We will do our best to address any issues involving scheduling and availability but our main priority will continue to be moving through the designed path of travel and in sequential order.

## Club House Reminder – Pool & Spa Open

As a reminder the clubhouse is closed through the remainder of the reconstruction project, as we are occupying the space to allow a full-time onsite correspondent. The time frame to reopen is still TBD as the reconstruction schedule changes. However, that does not include the pool and its access. The pool is open.

## Construction Findings & Prevention Recommendations

A recent issue we have come across during our reconstruction has been the existence of organic growth in various areas underneath the building surfaces. We are removing and replacing the impacted components. This damage was caused by water traveling through the deck coating to the substructure below. This is caused when the deck coating is damaged. Often times, homeowners don't realize the damage they are causing from their furniture, plants, dog cages, animals, etc.

CMP, Management and the Board of Directors are developing best practices for homeowners to follow when managing their new decks. This information will be shared shortly with all homeowners. Without the help of homeowners and residents who live here, the repairs will be short lived.

**Please keep in mind any items without scratch resistant covers on the ends can damage your new balcony. This includes items such as but not limited to: chairs, pots, carts, tables and other items that hold water like mats and rugs.**

Please take a look at some photos reflecting interior damages caused by exterior scratches, etc. Look for more construction specific information as the project continues. Thank you for your cooperation.

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