

# Reconstruction Project Update

TUESDAY, DECEMBER 20, 2022

YORBA LINDA VILLAGES HOMEOWNERS ASSOCIATION

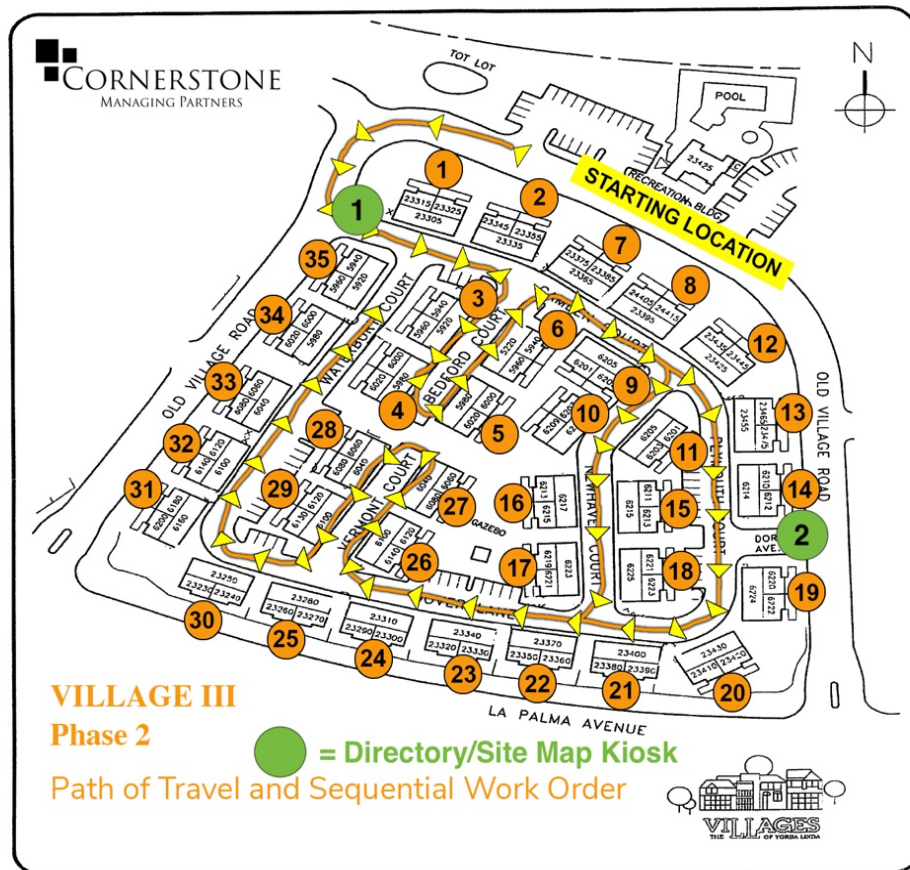
Dear Homeowners,

Please take a moment to review our Reconstruction Project Update.

## Yorba Linda Reconstruction Project Work in Progress

With the required approvals and submission timeframe we will be returning to staircase work in conjunction with the balconies. Moving forward in sequence allows us to maximize the workforce while approvals are received. We are currently working through building 35 (stairs/entries) and building 10 (balconies).

Fumigation update: Due to budgetary constraints, fumigation will be postponed to an unspecified future date.



We will be reaching out to residents before reconstruction on their building regarding required access to both garages beneath balconies. Please look out for emails, phone calls, and/or door notices to stay informed on required access and repair details impacting each unit.

### Construction Details

To minimize confusion, we are currently working on elevated exterior elements (EEE), inspecting how they pertain to structural health and safety. This is not a building code related project. Any items cosmetic in nature, not directly tied to structural security of EEE items, will not be addressed unless it prevents access to scheduled repairs.

If the balcony above your garage requires repairs to supporting joists, access to your garage during the repairs period will be necessary. The area along the joist span (samples reflected in photos below) must be cleared all the way to the rear of the garage. There will be removal and replacement of drywall and joists during this part of the repair. Plastic protection will be installed to protect items from dust and debris. However, if you have any fragile items please remove them from the garage prior to the repairs beginning.

Currently, we are working through balconies 6-10. This will be followed by balconies 11-14 subsequently. If you reside in those building, please keep an eye out for information sent to inform what sort of garage access will be needed to complete balcony repairs.

**The parking spaces in front of the construction area near the clubhouse are reserved for construction equipment Monday – Friday. Please do not park in the spaces in front of the construction yard. Unauthorized vehicles may be towed without notice!**

\*\*Please take a look below to see some examples of cosmetic items we are not working on at this time. These are example items only and do not fully represent all the items that are excluded from this current scope of work\*\*



Exhibit 1



Exhibit 2



Exhibit 3



Exhibit 4

In an effort to give residents a break from the ongoing construction and our team some extra time with their families for the Holidays we will close the work site down from Monday, December 26<sup>th</sup>, 2022 through Monday, January 2<sup>nd</sup>, 2023 in observance of the Holidays.

We would like to extend our gratitude and well wishes for this Holiday Season! We look forward to seeing you in the New Year!

Please do not hesitate to reach out with any questions.

Sincerely,

Jahre Cheeseman  
Project Foreman  
Cornerstone Managing Partners  
jahre@cmpcorp.net  
760.936.7273

Erika Taylor  
Operations Manager  
Cornerstone Managing Partners  
erika@cmpcorp.net  
310.701.4754