

# CONSTRUCTION NEWS

May 2020

Edition 9



## CONSTRUCTION MANAGER'S CORNER

### GREAT NEWS HAMPTON VILLAGE RESIDENTS AND HOMEOWNERS!

It has been a long time coming but we are finally beginning the balcony repairs! Our plan for this month is to begin the first initial reconstruction efforts on Buildings 27 & 28 this month. While every balcony will be affected one way or another, only those units where we may need access from the inside will be contacted directly by our construction management team.

Foundation and balcony repairs for Buildings 41 & 43 are scheduled to take place later this summer. More information to come in the coming weeks and months.

We realize that many of you have been waiting far too long for these repairs and we appreciate your cooperation, in advance, with our construction teams working hard to allow you the use of your balconies once again.

If you have any questions, please do not hesitate to reach out to our construction manager:

Shawn Strohman at 209-300-4990 or via email at shawns@roebbelen.com.



## IMPACTS TO NEIGHBORS

Construction activities will be primarily focused around Buildings 27 & 28 during the month of May; however, you may see an increase in the amount of traffic, construction vehicles and personnel throughout the complex.

These individuals can be identified wearing a hard hat and either an orange shirt or orange safety vest.



## UPCOMING CONSTRUCTION ACTIVITIES THIS MONTH

Demolition and reconstruction activities at Buildings 27 & 28.



## HOW TO PREPARE

In order to help us prepare for this construction, we kindly ask you to perform the following one week prior to your start date (after the notice below is posted on your driveway and garage door):

- Please remove all personal belongings from your balcony for the remainder of the scheduled repairs at your unit (based on the attached schedule)
- Please remove any fragile items from the interior walls of your unit s they may be vibrated loose during repairs.
- Please keep driveways clear during normal working hours (7:30am to 5:30pm). All residents will be issued a temporary parking permit (placed under your front door) to be able to use the Guest Parking spots by the mailboxes seven (7) days prior to the start of construction at your building, along with a notice posted to your front door and your garage door. Access in and out of your garages during normal working hours will also be very limited as well. Below is an example of the notice that will be posted.



Balcony repairs are expected to take place for approximately two to three weeks, beginning on \_\_\_\_\_.

As a result, we kindly request that you do not park in your driveway between the hours of 7:30am and 5:30pm to allow our construction crews access to the balcony above your garage door. In addition to this, if you park in the garage, access in and out of your garage may be very limited during those times as well. As an alternative, we kindly request that you park in one of the Guest Parking spots located by either of the mailboxes or any of the other Guest Parking spots located throughout our community.

Further, In order to perform the necessary repairs, we will need your cooperation with the following:

- Please remove all personal belongings from your balcony for the remainder of the scheduled repairs.
- Interior access to your units will not be needed at this time, however if access becomes necessary, a separate notice will be posted to alert you to contact us for scheduling
- Please remove any fragile items from the interior walls of your unit as they may be vibrated loose during repairs.

We apologize for any inconvenience this project may cause and appreciate your cooperation. If you have any questions, please contact:

Deanna Themoleas, Community Manager, The Management Trust, at (916) 985-3633 ext. 5108 or via email at Deanna.themoleas@managementtrust.com

OR

Shawn Strohman, Construction Manager, Roebbelen Construction Management at (209) 300-4990 or via email at shawns@roebbelen.com

(209) 300-4990.

Thank you!

Hampton Village Homeowners Association Board of Directors

