

Building Remediation Biweekly Update – June 30, 2021

- Schedule:
R. L. James' work is currently progressing on or slightly ahead of the June 16, 2021 project schedule which is posted on the Vintage Grand website. However, the delivery date for the windows that will be needed to complete building 3 is uncertain. Under a worst-case scenario, there may be a delay of up to two months for full completion of building 3. R. L. James is working with the window manufacturer to attempt to get at least a partial delivery of windows in July. More will be known within the next two weeks.

- Building 1:
R. L. James' still needs to weld three new stair steps on the stringers of one of the breezeway staircases. That work is awaiting the receipt of the new stairs which are being manufactured through a special order. R. L. James also needs to apply some additional silicone sealing to the inside of several windows.

The Association's post remediation work is in progress: new gutters and downspouts and a new drainage system has been installed. Landscape restoration and exterior termite treatment will be completed this week.

- Building 2: Exterior painting has been completed on the east gabled end of the building (Elevation H) and across the street side of the building (Elevations E, F and G). Balcony railings and lanai screens have also been installed on the latter elevations. Crews are currently applying stucco cement on the west gabled end (Elevation D) and across the parking lot side (Elevations A, B and C) of the building.
- Building 3: Plywood sheathing is now being installed on the south gabled end of the building (Elevation H) and will progress across the pool side of the building (Elevations E, F and G) this week. Stucco demolition and marking of wood frame damage has been completed on the north gabled end of the building (Elevation D) and is almost complete on the parking lot side of the building (Elevations A, B and C).