



VILLAROSSO

Residences at DTC West



Newsletter

www.villarosso.net

June 2017

Power Washing the Garages

This year's power washing of the garages is scheduled for Monday, June 19th for the upper (P2) garage; and Tuesday, June 20th for the lower (P1) garage. Please plan to have your car out of the garage by 8:30am on the respective day so that cleaning can start unimpeded by 9:00am. If you won't be able to remove your car on that day, you are welcome to make arrangements with Rob to move your car for you.

Window Cleaning

Exterior windows are scheduled to be cleaned on Thursday, June 29. The outside of all your windows will be done except for those that can be reached on the balcony. The window cleaning company will do all your windows, inside and out for an additional \$90.00 fee. Contact Rob if you want this done for that price.

The "Flats" Update

Probably the most frequently asked question I receive is in regards to the start date for construction of the new "Flats" building on the empty lot. The latest estimate for mobilization is the first week in August. That is when the perimeter fence and the construction trailers are expected to be put in place. Actual breaking of ground should follow soon after that. The latest meeting between the builder and the VillaRosso Board occurred on May 15. David Friedman was present as well as personnel from the general contractor Hyder Construction. A logistics plan was provided detailing many of the activities during the construction period. (A copy is available on the manager's page of villarosso.net). Some of the points discussed and generally agreed to include:

- Entire site will be fenced and screened from view.

- Sewer line can be connected "wet" without disturbing service to VillaRosso.
- Portable toilets will be screened from view. There will be 3 to 6 depending on demand.
- 6 parking spaces on the west lot and 3 on the northwest lot will likely be closed off for a few days as a safety measure to allow shoring operations to proceed during the excavation process.
- Generally the excavation and ground work will take about a month to 6 weeks. Framing will take about 1 month per floor.
- Might need to have diesel generators for temporary power depending on the availability of Xcel to install this service at the site.
- Flaggers will be provided during heavy construction traffic periods.
- Work won't start until 7:00am. The site closes at 5:00pm at the latest.
- Generally the work week is Monday through Friday. Work on Saturdays might be required if there is an unexpected delay such as caused by weather.
- No work will proceed on Sundays.

Board of Director's Meeting

The next regularly scheduled board meeting will be held on:

**Tuesday, July 25, 2017
at 4:00pm**

in the VillaRosso lobby. Association members are always welcome and encouraged to attend board meetings.

Management Office/Contact
Rob Williams – Manager
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"I have not failed. I've just found 10,000 ways that won't work." — Thomas A. Edison