

Sent via email

From: Jane Somers

Sent: Thursday, March 10, 2011 1:51 PM

Subject: Letter from the President of EWS 4

Dear Homeowners,

It's time for our the first notice to go out announcing our annual elections, and I wanted to touch bases with you. My hopes for our community is that this year's election is handled better than last year's, with more dignity and honesty. I believe I can speak for most of us when I say we don't need or want nasty letters and emails, and we certainly don't want the mudslinging that went on last year. I'd like to think that we've all moved on and want better for ourselves and our community.

That said, let me point out that, for the most part, we have a cooperative, working Board in place. We're receiving comments almost daily about the improved, peaceful atmosphere, about how our community feels like a friendly neighborhood again. The tension and anger are gone. People enjoy living here again. And new folks moving in are complimenting us on what they see.

In addition to what they're already seeing, let me tell you what else you'll be able to see very soon:

We've just signed the contract to have our roads paved! We're working with AmeriSeal to set a start date within the next few weeks and will be delivering flyers door-to-door with details as soon as we have that date. Please keep in mind is that if you or your tenant has a vehicle with oil or other fluid leaks, these will need to be fixed so they are not leaking on the new pavement. Because we have obtained a reasonable bid from this paver and have substantial funds in our paving reserves, we won't need to pull funds from any other accounts to cover our paving expense.

We also have enough in our roofing reserves to have 2 more roofs replaced and will be scheduling that work to be done when the paving is completed.

We've noted several areas where our landscaping needed work. So, staying within our landscaping budget, I've been working with the landscaper to have these areas addressed. We're not being frivolous, but we are cleaning up our grounds and making things look much nicer.

We also found some sidewalks that were seriously uneven and in need of repair to eliminate trip risks and insurance liability issues. Those are being repaired.

We've very aware that several of our stairways are in need of repair. We've identified those that need immediate repair to eliminate trip or injury risks and are scheduling those repairs. Because we know that we will continue to have problems with concrete stairs, we're also researching the cost and feasibility of alternate options for addressing our stairs in the long run, such as one solution used by another association here in Eastwood Shores. We'll fill you in when we have more information on that solution. Meanwhile, we'll address individual stairways as immediate needs arise.

You can see we've been busy. We've had your best interest at heart. We've worked to bring this association the peace and sense of community that had been missing for quite some time.

So, I ask you ahead of time to keep these things in mind when you make your final votes for members of the Board. Please put the well being of the community first, as we've been doing these past several months.

If you have any questions or concerns, please feel free to contact me or our new Property Manager, Tom Priester.

Thank you,

Jane Somers

President, Board of Directors EWS 4