

If you would like to add to what is not covered by the HOA, the painter's contact information is:

Pantelis Painting: 412-277-5421

From: ACRI Community Realty <info@acrirly.com>

Date: June 1, 2023 at 11:21:57 AM EDT

To: marjoryr1@gmail.com

Subject: Message from Forest Highlands Community Association - FHCA 2023 Painting - [#XN653677]

If you would like to respond to this notification, please place your response above the dotted line.

Dear Neighbors,

Pantellis Painting will begin the 2023 painting on June 7, 2023. The contractors will be onsite for a few weeks, until the painting is completed. Please remove any personal belongings from the exterior of your home. The contractor is not responsible for damages.

The following buildings are scheduled to be painted this year.

Building #1 123, 125, 127, 129 Shadow Ridge Dr.

Building #2 401, 403, 405, 407 Forest Highlands Dr.

Building #3 409, 411, 413, 415 Forest Highlands Dr.

Building #20 155, 157, 159, 161 Shadow Ridge Dr.

Building #27 154, 156, 158, 160 Shadow Ridge Drive

Deteriorated Surfaces Each unit in every building scheduled for paint shall be visually examined to determine if the proposed surface to be painted is sound enough to receive paint or stain in order to extend the life span a minimum of 6 years. All loose material must be removed and surfaces acceptable for painting or staining. There is no allowance for patching.

New Surfaces Building surfaces that have been replaced within 2013 and Vinyl clad metal garage doors to be excluded.

Cedar Trim including soffit, fascia, trim boards on stucco surrounds to receive on (1) coat of PPG Brand 77-11130 gppg Sun-Proof Solid Color Latex Ultra Deep Tint Base Longhorn Brown.

Privacy Screens Receive one (1) coat of PPG Brand 77-11130 gppg Sun-Proof Solid Color Latex Ultra Deep Tint Base Longhorn Brown.

Doors All hinged exterior man doors, original fiberboard garage doors, and door trim are to receive one (1) coat of PPG Brand 77-1130 gppg Sun-Proof Solid Color Latex Ultra Deep Tint Base Longhorn Brown.

Cupola Roofs Metal roof overhangs to be properly prepared and receive one (1) coat of primer and one (1) coat of PPG Ultra Deep Tint Base Longhorn Brown.

All exterior pipes, vents, etc. to be properly prepared and receive one (1) coat of primer and one (1) coat of PPG Ultra Deep Tint Base Longhorn Brown.

Screened Enclosures to include the doors and door trim of the enclosure to receive one (1) coat of PPG Brand 77-1130 gppg Sun-Proof Solid Color Latex Ultra Deep Tint Base Longhorn Brown. (Original installed units will be included in base quotation, later add on units will be quoted as owner option).

Stucco Board (siding) to receive one (1) coat of PPG Brand 72-110 gppg Manor Hall Exterior Eggshell Latex Candlewick paint sufficient to obtain full coverage with no color bleed thru.

Caulking All areas to have loose caulk removed and be re-caulked with paint-able Acrylic Latex plus silicone caulk as required, color to match cedar trim.

Iron Railings to receive one (1) coat of black rust preventive paint. Sand, wire brush and spot prime where required before finish coat are applied.

Sincerely,

Kiley Shively

ACRI Community Realty on behalf of Forest Highlands Community Association
(412) 459-0111 | acrirtly.com