

URGENT Construction Start: Deadline Approaching-Waiea Owner Requirements

Move Out Dates & Preparing Waiea Unit ### for Repair Work

Good day Waiea Owner,

Please find attached a copy of your individualized work plan for your Condominium ####. It is imperative that you carefully review this customized work plan because it outlines your responsibilities for preparing your Waiea Condominium for the construction defect repairs.

You will be required to vacate your Condominium for approximately # weeks. The current estimated dates you must vacate your condominium is from ###/##/2022 to ##/##/2022. These dates are an estimate and is subject to changes due to weather and unavoidable construction sequencing delays.

During construction, you will not be allowed any access to your Condominium at any time. As such, prior to construction, you will be required to relocate furniture, artwork, Audio Visual equipment, and all personal items within the Condominium to accommodate the repair work. This may also require you to temporarily move and store large items outside of your Condominium to create the necessary space for the repair work to occur.

It is imperative you review and comply with your specific work plan requirements in preparing your Condominium.

As you review your plan, note that the areas highlighted in Red are required to be clear of furniture, personal belongings, and all items prior to the beginning of the construction in your unit. Also note that the areas highlighted in Orange (the path of travel for construction work) need to also be cleared of furniture, personal belongings, and all other items prior to beginning the scheduled construction. On a case-by-case basis, attached fixtures (artwork, lighting, and the like) on walls and ceiling may be allowed to be "protected in place." If you are not able to protect it in place, they will need to be removed and stored. Blue areas are designated as areas where you may move and store your items that are removed out of the red and orange areas.

Other especially important notices:

- Because power will be off in your Condominium for several weeks, you must remove all items from the refrigerator and wine chiller.
- Air conditioning will also be off for the majority of time during the scheduled repair. As such, you may choose to remove items from the Condominium that may be negatively affected by no air conditioning and an increase in humidity levels. e.g., Electronic and Audio-Visual equipment, artwork and the like.
- Specialty electronics and Audio-Visual equipment located in red areas of the work plan will be required to be removed unless previously reviewed and approved to remain in place by the general contractor. You may consider hiring professionals to assist with the removal and protection of these items.
- You may be required to temporarily move and store some furniture and other large items out of the condominium due to the limited space for the repair work. It is the owner's responsibility to

hire a moving company to accomplish this. As there will be limited access to the elevator due to overlapping construction occurring on several floors at a time, you must coordinate your move with Waiea Building Management no later than 30 days prior to start of construction in your unit.

- Owners will be required to remove all items from counter tops, tables, flat services, and closets.

Once you have had the opportunity to review your work plan, please contact me with any questions you may have. You can reach me at 808 798-9711 or by email at mcofield@abbae.com.

Regards,

Michael Scofield
Waiea Construction Management
Owner's Representative, Allan Buick & Bers Inc

Attached: Work Plan