



Diana Ungerleider <dianaunger3@gmail.com>

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**FW: 16058 W Anoka - HOA**

1 message

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**Di Saia, Steven** <Steven.DiSaia@sedgwicklaw.com>

Sun, Jan 19, 2014 at 11:07 AM

To: Diana Ungerleider <dianaunger3@gmail.com>

For file.

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**From:** Will Vallecios [mailto:[will@nedesignsinc.com](mailto:will@nedesignsinc.com)]**Sent:** Saturday, January 18, 2014 11:22 AM**To:** Di Saia, Steven**Subject:** Re: 16058 W Anoka - HOA

Steven,

I stay in touch with the different parties involved in this project and I keep them informed of our communication. It is the same people you have corresponded about this project in the past. I'm just trying to stay one step ahead.

The survey is from December 13th, it reflects the site conditions after all the grading work was completed in order to have the pad level comply towards the HOA height requirements, in fact my supervisor as well as our client have expressed to me the importance of heights and setbacks for this project so at the end of the day the homeowners, HOA board, and the community can appreciate the creativeness that can be achieved within the HOA building parameters. I'm sure that if you visit the site you will see the professional work and care everyone has put in.

Please feel free to contact me, I'm looking forward to hearing back from you, I will make sure to be available if you need to meet with me. Thank You.

Will Vallecios

[818.856.5220](tel:818.856.5220)

[will@nedesignsinc.com](mailto:will@nedesignsinc.com)

On Mon, Jan 13, 2014 at 12:46 PM, Di Saia, Steven <[Steven.DiSaia@sedgwicklaw.com](mailto:Steven.DiSaia@sedgwicklaw.com)> wrote:

Hello Will:

Thanks for this. I will keep on this and make sure that we move things along as quickly as possible. When a meeting is proposed with the possibly affected homeowners, I will touch base with you on proposed dates. Is there anyone else who I need to keep in that same loop from your end?

One more question on the attached document – I see that it is dated October of 2013 and know that the possibly affected homeowners will propose that there has been additional grading since that time. Does this record actual elevations from sea level measured or goals and were the measurements taken in October of 2013?

Steve Di Saia

Chairman, Plans Committee

*Palisair Home Owners Association*

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**From:** Will Vallecios [mailto:[will@nedesignsinc.com](mailto:will@nedesignsinc.com)]

**Sent:** Monday, January 13, 2014 11:52 AM

**To:** Di Saia, Steven

**Subject:** Re: 16058 W Anoka - HOA

Steven,

Thank you for your prompt reply. I can attend a meeting in order to answer questions if you wish. I had a survey done recently now that the pad is done (attached below). The project is moving fast now and I understand that you may not have full control of the committee but I would like to facilitate the process if my help is needed.

Let me know, thank you for all your help.

Will Vallecios

NE Designs Inc.

[818.856.5220](tel:818.856.5220)

[will@nedesignsinc.com](mailto:will@nedesignsinc.com)

On Fri, Jan 10, 2014 at 9:32 AM, Di Saia, Steven <[Steven.DiSaia@sedgwicklaw.com](mailto:Steven.DiSaia@sedgwicklaw.com)> wrote:

Hello Will:

Absolutely I have reviewed them. Thank you!

I have also given them to the other members of the Plans Committee for their review and input and am awaiting their response. I will follow up promptly. Assuming that they do not see something which I missed, It is my expectation that we will next want to plan a review with the potentially affected homeowners so they can review the plans and see the compliance presented with the CC&Rs. Often, this type of meeting is best attended by someone who can explain any nuance of the plans and the proposed structure. Is that something you would want to attend, and, if so or not, who else do you believe would be proper to attend?

I am glad that you wrote, as I also have one other issue to address. Based on the occasional commentary which we receive from the potentially affected homeowners who see the progress on the project more directly, the grading of the pad for construction is done or near done. Can you have a ground level read taken, if the grading has been completed, so that we can demonstrate to the homeowners that you have achieved the elevation which is reflected in the plans? As the structure itself will be substantially above the 15.5 foot limit by means of lowering the grade several feet for the existing pad, which is an entirely acceptable practice from the perspective of the Board, this is an important fact to demonstrate to the affected homeowners.

Please let me know.

Steve Di Saia

Chairman, Plans Committee

*Palisair Home Owners Association*

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**From:** [will@nedesignsinc.com](mailto:will@nedesignsinc.com) [mailto:[will@nedesignsinc.com](mailto:will@nedesignsinc.com)]

**Sent:** Friday, January 10, 2014 8:48 AM

**To:** Di Saia, Steven

**Subject:** 16058 W Anoka - HOA

Steven,

I hope you're having a great year already.

I sent the full size plans for this project to your home address back in late November. Have you been able to review them? Thank you.

Regards,

**Will Vallecios**

Project Manager



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