

GSP Owner,

As stated previously, Claremont Properties will be replacing all entry doors and entry door locks to the Condo Units in Buildings 1, 2, and 3. The Association Board has agreed to this scope of work and the lock selected that will be installed on the doors. At various owner's request we attempted to install these based on availability around guests, but the availability is ever changing as units become booked during times that were initially vacant. Owners having vacancies filled at the last minute is a great problem to have for those that rent but for the Association as a whole, rental units and non-rental units, it isn't working well for ALL. As the primary rental season slows down, we are shifting to a scheduling process that is contained to a smaller window so last-minute check-ins aren't as problematic and so we can finish the project ASAP.

You will be contacted by Triton Management to coordinate the scheduling for your unit around the best possible time. The plan is to complete Building 3, then Building 2, and lastly Building 1. You will be asked to give the best date or even the best three dates that the process can be completed and once the coordination is completed with other requests you will be notified of which date will be used. Understand, we cannot cater to every request, so that zero renters are affected by this process. The owners that are most workable on availability will be the easiest to schedule and first completed. The others will be pushed to the end of each buildings schedule and scheduled to complete before moving to Building 2 and then Building 1, respectively.

The contractor has been instructed to place the existing locks in a bag, write the unit number on the bag, and place them next to Wendy's office in the parking lot at the end of each day. You will receive an email from Julie at gspunitselection@tritonmsi.com address when this is complete, and you can send someone by to collect the old locks. Each owner will also be responsible for coordinating their own lock programming for rentals or private use, there are programming instructions posted on the owner portal for this reason.

We already have owners asking about who is removing their lock, who is going to pay if lock is damaged, etc. The doors and door locks at GSP are Association responsibility as part of the exterior envelope of the building. **While the contractor will make every effort possible to salvage the locks there COULD BE DAMAGE AS A RESULT OF THE REMOVAL. THE ASSOCIATION OR THE CONTRACTOR IS NOT RESPONSIBLE FOR LOST PARTS OR DAMAGE AS A RESULT OF THIS PROCESS.** If you have an expensive lock and suspect that it may be damaged OR LOST, then we strongly suggest that you remove it beforehand and install AN INEXPENSIVE lock back on the door until the doors are REPLACED.

Going forward at GSP, the Board has voted to remain uniform and in accordance with the Alabama Uniform Condominium Act of 1991. Thus, any modifications to the entry locks and/or entry doors shall not be made without prior consent given by the GSP Board.