



June 2024

*The Newsletter of the Contempo Homeowners' Association*

**Inspect water heaters**

Contempo HOA suggests everyone to inspect their water heaters every few months to prevent problems. It may be leaking through time causing damage to the supporting wood structure which may lead to wood dry rot and other damages.

**Pool Opening**

Community pool is set to open on 5/24. 5 days prior to opening, pool registration will be open for renewal. Homeowners must be updated on their assessment dues to use pool privileges. Tenants will require landlords' verification and approval. You will need to go to the HOA's office for identity verification and picture taken. Please have all documentations ready.

**Siding Project Arbitration with IQV Construction and Roofing**

The Board President and HOA Construction Manager discovered IQV installed siding material that differed from design-specified material, along with variety of other issues with IQV's work. Thus, HOA actively looked for and retained experienced construction attorneys to represent the HOA in asserting various claims against IQV to recovered certain damages, and to defend against IQV's claims. This task kept BOD and HOA staff busy.

The dispute is currently in early stages of an arbitration. HOA attorneys filed two documents on 4/15/2024 -

1. Response to IQV demand for money.
2. HOA counterclaims for construction defects and associated damages caused by IQV to our homeowners.