

TIDEVIEW ESTATES CONDOMINIUM ASSOCIATION
Community Information Notice
February 2009

Anyone having questions relating to the following information is encouraged to contact Evergreen Management at (603) 778-6200. **Owners are asked to forward a copy of this "Community Information Notice" to their tenants.**

SNOW REMOVAL PROCEDURES



Turn Over

On the reverse side, please find the **snow removal procedures** in accordance to your Rules and Regulations set up by your Association. To enable the snowplow vendor to do a thorough job, all vehicles must be moved in accordance to these procedures and in a timely fashion.

NOTE:

Any Vehicle found blocking snow removal operations may be towed, without warning, at the vehicle owner's expense.

The Board of Directors reserves the right to bill Unit Owners that cause the Association to incur extra snow removal expense.

SNOW PILES AND CHILDREN:

We ask those owners and residents who have children, to please remind their children not to dig tunnels in the snow piles or to slide off the snow piles into the roadways.

HOLIDAY DECORATIONS:

All holiday decorations should now be down.

CONTACTING EVERGREEN MANAGEMENT:

- For all **Maintenance Requests**, call Linda Malbon at 800-973-4300 or e-mail your maintenance requests directly to lmalbon@evergreenmgt.com
- For all **Condominium Fee Information**, call Jennifer Charette at 800-973-4300 or e-mail your questions directly to jcharrette@evergreenmgt.com
- For all **Sales and Refinancing Information**, call Shannon McGahey at 800-973-4300 or e-mail your questions directly to smcgahey@evergreenmgt.com
- For all other **Questions / Concerns / Comments**, please forward in writing to our Stratham office at 72 Portsmouth Avenue, Suite 201, Stratham, NH 03885, faxing 603-778-2900, or emailing to emiseacoast@evergreenmgt.com.

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Snow Removal Procedures

Please note the following procedures:

1. The roadway and parking lot entry plowing will begin with an accumulation of 2 to 3" and maintained to allow safe passage to the mail house throughout the storm.
2. Immediately following the storm, the roadway and parking lot entries will be plowed to their full width and plowing of the parking spaces will begin.
3. It is your responsibility to move your car out of its space to ensure that the spaces are properly cleared and to prevent your vehicle from being plowed in. **Do not park in the street until after the storm.** The vendor cannot plow Tideview Drive with vehicles parked on it. It is also the responsibility of the vehicle owner to move from Tideview Drive after parking spaces are cleared.
4. In order for the vendor to plow the property effectively, all vehicles must be parked only on the '**even address**' side of the main road. That is, the left side of the road as you drive into Tideview Estates.
5. If you are going to be away or unavailable to move your vehicle after a storm, please make arrangements with a neighbor to have it removed when the plow arrives. **The Board of Directors reserves the right to bill Unit Owners that cause the Association to incur extra snow removal expense.** If you do not move your vehicle from your parking space when your parking lot is being cleared, you are preventing the vendor from clearing your neighbor's parking spaces as well as your own. **If the vendor bills the Association for a return visit to clear these parking spaces, the Board will pass this expense to the owner that did not move their vehicle.**
6. **ANY VEHICLE FOUND BLOCKING SNOW REMOVAL OPERATIONS MAY BE TOWED, WITHOUT WARNING, AT THE VEHICLE OWNER'S EXPENSE.**