

## **Snowmass Mountain Condominiums Construction Update Week 29 October 31- November 7, 2011**

**Dear Owners,**

Carl Vill reports good progress from Snowmass this past week, and several of his pictures have been posted to our website. By dodging snowstorms and working practically around the clock (i.e., 14-16/7) during the snowless days, our contractor and subs have constructed the underpinnings of four of the five segments of the snowmelt driveway and have poured the concrete surface for those segments. This leaves the fifth and final segment to do this week.

Before any vehicles can use the driveway, however, the concrete surface needs to cure and then be sealed. Otherwise, road salts can penetrate the concrete and, sooner or later, wreak havoc with the surface. Sealing would seem to be a fairly simple operation, but it needs certain ambient temperatures to penetrate properly and form an impervious coating. As you might imagine, this is a fairly delicate operation given the calendar and the outside temperatures in the village right now. That's where the heat blankets come in. By raising the temperatures under the blankets, not only is the curing speeded up, but also the blankets facilitate reaching the temperatures needed for the sealant to take hold. Several of Carl's pictures from Weeks 29-30 and those posted today show the progress on the driveway. You not only can see the heat blankets in action, but there is also a telling picture of hauling away the previous night's snowfall at the start of the workday yesterday.

Progress on the stairways and entrances to the lower buildings was also made this past week, and one picture shows men pouring the concrete entryway to Buildings J-K. The new concrete floors and freshly painted interiors of the covered parking garages in the upper buildings are shown in another picture, and don't they look nice! And a picture of the shot-creted wall with a river-stone border along the steep hillside curve of the entryway is included. Further landscaping in this area (and the rest of the complex) is not scheduled to begin in earnest until April 2012. Ready to hit the ground running next spring, the Landscaping Committee has already gathered competitive bids from several landscape contractors in the area.

The new Snowmass Mountain sign will be poured and set this week, helping to complete the entryway to the complex. In addition to pouring the concrete for the final driveway segment, also on the docket for this coming week (Nov 7-14) is the installation of the stone pilaster-steel railing fence along the upper edge of the driveway. The fence will definitely give the driveway a finished look. We'll keep owners posted on progress – the good news is that the end is in sight.

*Greer Fox, for the Board of Directors*