

TIDEVIEW ESTATES CONDOMINIUM ASSOCIATION
Community Information Notice
November 2008

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.

WINTER PREPARATIONS:

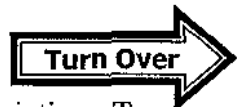
With the winter season not too far away, it is recommended that you check all of the following home systems for preventative safety measures:

- **Furnace** - This should be checked and cleaned by a professional before being used on a daily basis. Remember to keep the heat set to at least 55°, to prevent the pipes from freezing.
- **Smoke detectors/flashlights** - The batteries in your smoke detectors and flashlights should be replaced or checked to make sure they are ready for any possible outages.
- **Dryer vents** - Dryer vents should be cleaned of any debris to prevent the possibility of a fire.

OUTSIDE WATER SPIGOTS

If you have an outside water faucet, please make sure that when turning them off, you remember to **open the pressure relief screw**. This will purge air and will relieve any possible pressure build-up.

SNOW REMOVAL PROCEDURES



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

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 jcharette@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.

ANY VEHICLE FOUND BLOCKING SNOW REMOVAL OPERATIONS MAY BE TOWED, WITHOUT WARNING, AT THE VEHICLE OWNER'S EXPENSE.