



March 26, 2012

Dear Resort at Seaside Condominium Association Homeowner,

As I am looking out my office window and literally watching all four seasons happen in a matter of hours to include sun, sideways rain, snow, and back to sun again, I can't help but think of my recent trip to Seaside.

As I mentioned last month I participated in a site and project inspection meeting on March 1 and 2. During that meeting I was able to experience what the outside working conditions were for the contractor and team. I especially enjoyed too, the high winds and rain while I was inspecting the roof. There is nothing quite like being nine stories in the air, looking over the side of the roof to inspect the parapet cap flashing detail and have a large gust of wind hit you from behind. Fortunately all safety precautions have been put into place for this project and the project has reflected zero serious injuries.

My hat goes off once again to the construction and resort teams. They have continued to work together to try to minimize the impact of the construction on our owners and guests in spite of the traffic access revision, scaffolding outside of the units which blocks the treasured view of the ocean, occasional scaffolding wrap tearing loose and flapping in the wind creating additional noise, and the work teams hustling around the resort trying to reconstruct our building while battling the weather. The finished work product looks great and by fully utilizing our third party experts every effort is being made to make sure that our completed resort will be nothing but spectacular.

Even with all of the extra effort that is being put in place to minimize the impact, please keep in mind that the remainder of the project is going to create limited access and additional challenges with the traffic routes into and out of the resort. All impacted areas will be clearly marked by signage to help make it less confusing and as always our resort team will be there to answer any questions you may have.

I have listed an updated summary of the unit stack status as well as including a summary from the contractor. (See attached picture for stack location)

Project Status

Unit Stacks Complete and Re-Occupied- 16, 23, 15, 24, 13, 26, 11, 28, 09, 30, 07, 32, 05, 34, 03, 36, 01, 38, 02, 40, 04, 39, 06, 37, 08, 35, 33, 10, 12, 31,14

Unit Stacks Underway- 29, 17, 27, 18, 25, 22, 19

Garage- The exterior of the garage building is complete but the contractor is going to be working in the interior of the garage on the driveway surface to include additional traffic coating.

Cory Humble, the Resort Manager for the Resort at Seaside (503-738-4800) is your primary contact should you have questions or need assistance while you are staying at the resort.

If you have questions about your specific unit, week or we have inaccurate contact or mailing information, Dennis Scriven in Owner Care can help you out. Dennis can be reached at 425-498-3524 or send him an email at dennis.scriven@wyn.com.

Thank you,

Sam

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