



Park East Square Homeowners Association, Inc.
c/o Trio Property Management
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October 4, 2026

Dear Homeowners at Park East Square,

Thank you to those of you who were able to attend the September 30, 2026 questions and answers meeting. As a result of the meeting, we are conducting a brief survey on key questions that were asked in order to include more of the 220 homeowners at Park East Square.

Overlay decking versus replacement decking was the most asked question. Please see the structural engineer's report and questions and answers <https://parkeastsquare.org/roof-replacement-and-special-assessment/>.

The replacement will allow inspection of the 50-year old underlying trusses and framing. When asked, the structural engineer said that pulling the old nails and hammering in new nails will not damage the trusses and framing. The replacement will be more disruptive, take more time, result in more waste, and will require more cleanup for the contractor and the homeowners. The replacement will result in a tile installation that the tile manufacturer likes but is not required by the warranty. Again, please read the structural engineer's report.

The total cost of the replacement will be \$152, \$346, or \$598 more than the overlay for each homeowner depending on which of the three roofing companies is selected.

Please return your completed survey to the board at board@parkeastsquare.org by the midnight Wednesday, October 7, 2026 deadline. **Make sure that the subject of your email contains "PESHA roofs survey".**

1) Which Roof plan would you prefer?

A) Overlay decking - Putting new decking over the old. **75**

B) Replacement decking - Remove the old decking and replacing with the new decking. **14**

Note: Not Available **1**

2) Do you have loss assessment coverage with your HO-6 insurance policy?

A) Yes **56** B) No **15**

Note: Don't know **5**, Not Available **14**

3) Which payment plan would you prefer?

A) Upfront lump sum **39** B) 12-month **15** C) 18-month **22**

Note: Don't know **2**, Not Available **12**

4) Who would you prefer to have as the one point of contact for the roofing contract?

A) Our facilities manager Brent Chapman **70** B) Board member **10** C) No specific point of contact **9**

Note: Not Available **1**

Thank you,

StevenHaymes
PESHA Board President