BAROLO PLACE CONDOMINIUM PROJECT OVERVIEW

After years of planning, the Barolo Place community painting project is set to begin. Titan Painting has been selected as the contactor. The project is currently scheduled to begin on January 11TH 2026 and it is expected the project will take about 55 days to complete. Working hours are Monday through Thursday, 6:00 am to 4:00 pm.

Scope of Work: The project entails power washing, surface preparation and painting of **THE COMPLETE EXTERIOR OF THE UNITS**, including the patio and balcony areas for each unit. Painting will include repairing stucco and patching and filling all holes in any exterior walls. Garage doors and Front door will also be completed after the building is complete.

Scheduling: The precise scheduling for the painting of individual units is not yet established. Titan provides a portal to provide residents with up-to-date information on the project progress and information on the upcoming weeks painting schedule so everyone is aware of the areas to be painted in the near term. Residents will also receive a 'door hangers' at least 3 days prior to work commencing on their unit. That is a notice hung on the door to inform the resident the unit is now scheduled for painting.

Owner costs: Not every unit has a security screen door therefore painting of these components is a cost to be borne by the owner. Titan has provided discounted pricing for painting these items. Please check the current community Architectural Guidelines, if your current screen door or security screen door needs to be painted.

The cost to paint a screen door or security screen door is $150.00

Owners need to contact Titan Painting, info@paintingtitan.com Office: 602-795-0696, directly for questions and payment arrangements. All personal items being requested for painting will be made payable to Titan Painting directly.

Owner Responsibilities: In preparation of painting your unit, it is your responsibility to:

- Remove any debris and of stored items adjacent to patio walls, entry way walls or community perimeter walls. (also a Community Rules violation)
- Remove any trellises or other items attached to walls or supporting shrubbery,
- Remove any planters, decorations or furniture from common area, gravel and planted areas, adjacent to structures. (Also, a community rules violation)
- Move autos to approved parking spaces while power washing and painting of garage and garage door is in progress
- Move all potted plants away from walls or entry way and store

- Remove any decorative items in common areas adjacent to walls
- Remove wall hangings on walls of balcony or patio areas (if you intend to re-hang, it is recommended you photograph, see below)
- It is best to remove patio and balcony furniture and store. IF LEFT OUT DURING POWER WASHING IT WILL GET WET. Or group furniture in center providing access to all wall areas. ITEMS WILL BE COVERED WITH PLASTIC WHILE PAINTING
- Provide access to entry doors, exterior storage closet doors and garage door to facilitate proper painting.
- Provide access to hose spigot for power washing

Notes:

- Ring doorbells, retractable awnings, sunshades, ceiling fans will be taped and masked.
- ***Titan Painting and Barolo Place Condominiums*** are **NOT responsible** for any damage to any item left out during project or left adjacent to an area being painted, including damage from overspray.
- ***Titan Painting and Barolo Place Condominiums*** are **NOT responsible** for any damage to any item left attached to walls.
- Approximately one week prior to painting Titan Painting will inspect the next areas to be painted and photo document items that owners need to address and report issues to management company.
- If painting **cannot be completed** when scheduled and Titan must return to residence to complete work, **additional costs** will be billed to the owner.

Common Area and Restricted Common Area Notice: Over the years many liberties have been taken with respect to placement of decorative items in common areas and on exterior walls of units.

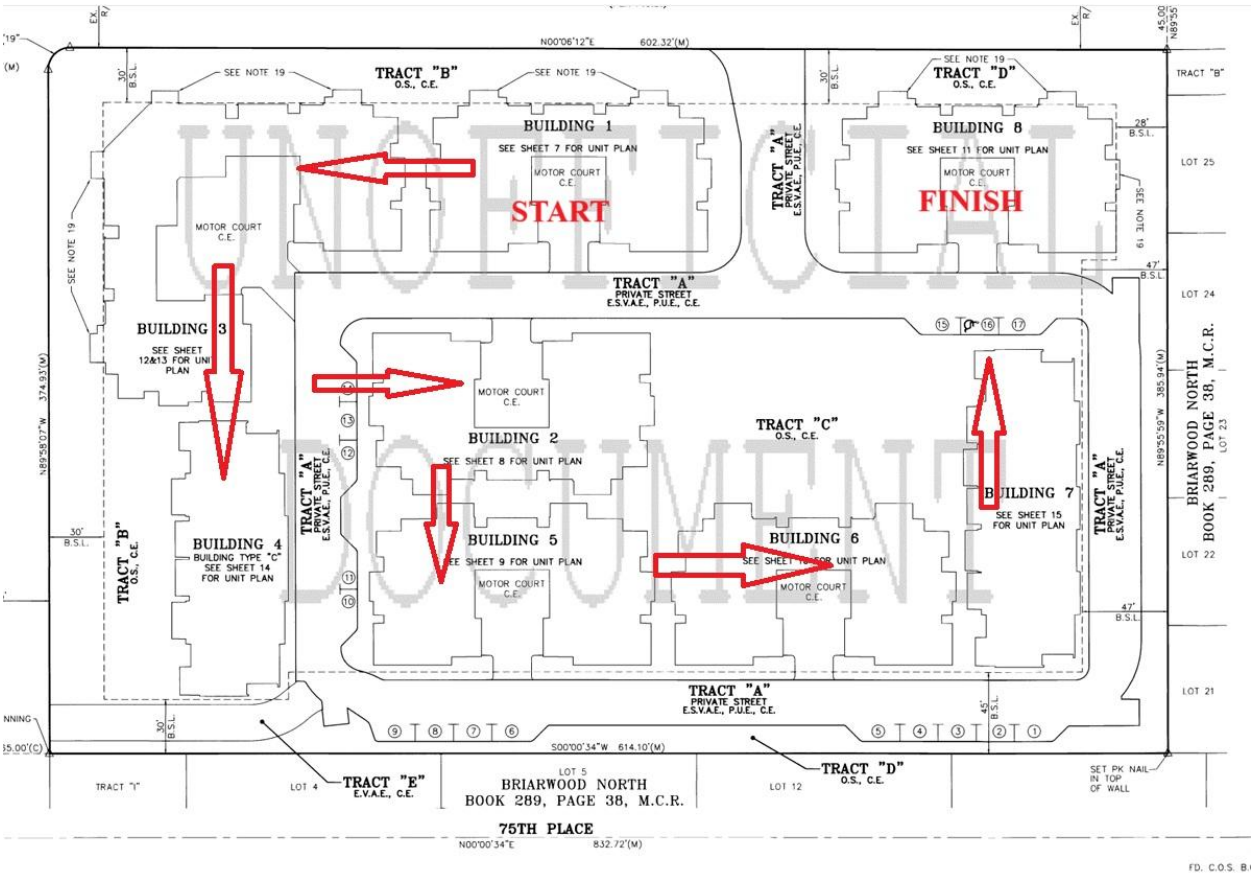
Post painting, in accordance with the community's Architectural Guidelines and the CC&Rs; prior to placement of any items in common areas or on any exterior walls, including walls of decks and patios; owners are required to submit an Architectural Request for approval.

Follow the Progress:

https://paintingtitan.com/weekly-progress-reports/barolo-place-condominiums-2026/

Contact Titan:

info@paintingtitan.com Office: 602-795-0696



Schedule is subject to change with weather conditions

JANUARY: Buildings 1, 3

FEBRUARY: Buildings 4, 2, 5

MARCH: 6, 7, 8, POOL AREAS AND COMMON AREAS