

Procedure for Replacement of Garage Door or Individual Panels

Note: This Procedure covers the garage door itself, not the garage door opener, seals, springs, or tracks.

Background: The Exterior Maintenance Guide located on the website indicates that an Alteration Request is required for any garage door activity involving the color that is used consistently throughout the Community.

Reasons that Replacement may be required: Accidental contact by owner or guest, snow removal equipment, or other delivery vehicles; color compromised by weather or other condition; or door is simply not working to the satisfaction of the Unit Owner.

Specification for Replacement: The door that replaces your currently installed door is the Wayne Dalton 16'x7' Model 9100 Steel Door in the Taupe color. Wayne Dalton has modified the design of their doors since our original doors were installed. However, they did not modify the 16x7 Model. Model 9100 has a laminate backer. Model 9605 is the same door but has a steel backer. The cost of the Model 9605 is slightly more. Since this choice involves the inside of the door and not the color, it is a choice you may make.

Replacement of panels vs full door: Panels are also available from Wayne Dalton for the above door specification. Previously, it has been more cost effective to replace 2 panels, but if you have 3 panels to replace, it is more cost effective to replace the full door.

Companies that have been contacted for Quotes: Diamond (original installer), Precision, Wise, and Henefeld, all provide the Wayne Dalton Brand.

Procedure

1. Obtain a Quote.
2. Obtain an Alteration Request from the website, fill it out and submit it to the Management Co. along with your supporting documents from the Wayne Dalton installer, using your Portal.
3. You will be advised when the Board has approved your Request.