

# Curtain Wall Project Fact Sheet

## What is a curtain wall?

The architectural system of glass, framing, and panels that supports Parkway Towers' windows is called a curtain wall.

## What is the Curtain Wall Project at Parkway Towers?

In 2013, engineering firm Klein & Hoffman studied our curtain wall system and recommended it be replaced. After intensive financial investigation and collaboration with owners, Parkway Towers launched the Curtain Wall Project in 2016 to plan for and execute this crucial update to our building's infrastructure. In Summer 2020, a mock-up was installed and tested. The final contract for the entire project was awarded to Timekey Glazing on August 26, 2020.

## How much will the new curtain wall cost?

After an extensive evaluation of contractors for the project and bids were let, Timekey Glazing was awarded the contract at a project bid of approximately \$4.5 million, which is not inclusive of all aspects of the project. There will be other costs associated with the construction, such as an Inside Representative to assist residents with planning for the construction in their units, painting the balconies, and new entry features may be added.

## How will Parkway Towers pay for the curtain wall?

In 2016, owners began saving a portion of their Reserves from their monthly dues. In 2020, a special assessment of all owners was calculated by each unit's share and paid by homeowners.

## What is the current project timeline?

- September 2020: Panel manufacturing occurs
- October 2020: Exterior preparation begins
- Late November 2020: Window installation begins
- Mid 2021: Project completion

PARKWAY TOWERS  
ON THE PLAZA

CURTAIN WALL  
FACT SHEET

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