

March 8, 2018

TO: White Bluff Property Owners

FROM: Your Board of Directors

Leonard Critcher, President

John Bass, Vice President

Jim Fletcher, Secretary

Jeff Williams, Treasurer

Jay Elder

Mike Ellis

Joe Manders

Roy Miller

Marshall Snyder

RE: Follow-up Roads Report- Town Hall Meeting

Below is the follow-up report from Milt Bergman, Chairman of the Roads Committee:

ROADS. Necessary actions are underway for the restoration of White Bluff and Golf Drives. Our civil engineering consultant (Baird, Hampton & Brown) is finalizing the specifications that include the widening of 14 of the most used intersections, the replacement/enlargement of several present culverts, rebuilding the road base & shoulders if necessary and providing a new asphalt surface with center striping for the lengths of the roads. Our goal is to start work within the next three months but we will not know a firm date until a contractor is selected and allowances made to meet their other commitments. The WBPOA budgeted \$2 million from our cash reserves to cover the expense. White Bluff and Golf Drives were selected because these two roads are used by every property owner, guest, service provider or employee every time they come to White Bluff. This is the first phase of a multi-million dollar project to restore all roads in White Bluff. As a major part of this project, we are working on a detailed Traffic Control Plan for actions during the road construction. Details of the Traffic Control Plan will be sent separately when the construction period is known.

Other Questions and Answers from the 3/3/18 Town Hall Meeting

were:

Q: Are the two bridges (Cedar Creek and Bear Creek) of White Bluff Drive inspected regularly?

A: Yes - by our POA Roads Maintenance Staff. Further, the Civil Engineering firm we are using for the specifications of our road project has also been asked to do an inspection.

Q: What will be done about the significant number of potholes?

A: As soon as we get a stretch of dry weather, the POA Maintenance staff will commence repairs.