

SNOW MANAGEMENT POLICY

- The process is all inclusive and involves all four phases.
- The following plans will ordinarily be used for snow removal management:
 - **Plan A:** Streets would be salted. No clearing would take place. Freezing rain and ice conditions will always be taken care of as soon as possible.
 - **Plan B:** Streets and clubhouse parking lots only would be cleared and salted. Plowed snow will be removed from resident driveway entrances (aprons).
 - **Plan C:** Streets, sidewalks, driveways and walkways would be cleared. Salt and snow melt would be applied as appropriate.
 - **Plan D:** If a heavy accumulation of snow is received, only streets, driveways, walkways and clubhouse parking lots will be cleared. Sidewalks may be used to stockpile plowed snow, at the direction of the Board.
 - **Plan E:** A customized combination of any of the above plans may be implemented at the discretion of the Chairs of the Snow Management Committee.
- From experience, snow fall amounts in Phase 4 are often different than Phases 1, 2 and 3, and sometimes require different treatment.
- Generally, the following conditions are reviewed prior to a storm and discussed with the Snow Contractor's management by the Snow Management Committee Co-Chairs.
 - *Timing of the storm
 - *Expected amounts of snow accumulation.
 - *Weather conditions expected over the next 48 hours.
 - *Do the roads need to be pre-salted prior to the storm?
 - *We will look at Plan "C" removal generally starting at 3" of snow.
- Additional factors will influence our course of action. The factors may include temperature, current weather, forecast, snow condition (wet/dry), and wind. Generally speaking, 3" of snow or more would constitute a removal plan being put into effect. Each plan needs to be customized based on an analysis of all relevant factors.
- Rock salt will be used by the contractor on roadways; magnesium chloride, which is less corrosive, will be used on sidewalks and driveways.
- The Snow Contractor will clear all hydrants and storm drains. The hydrants and storm drains are marked early in the season for easy identification. Snow will also be cleared to the curb for 15 feet on either side of mailboxes to facilitate mail delivery.
- The Snow Contractor will also clear sidewalks adjacent to the Sloan and Regency Hills clubhouses, and the sidewalk on the east side of Eden Blvd.

During any weather event, the Walking Paths in all four Phases of the Community are NOT cleared of snow, nor are they treated for ice accumulation, THEREFORE ALL WALKING PATHS ARE CLOSED AT ALL TIMES DURING ANY INCLEMENT WEATHER, OR UNDER POTENTIALLY FREEZING CONDITIONS.

Snow removal plans are approved before the storm when the forecast is fairly certain.

The following guidelines need to be followed:

1. Light snow which will typically melt that day may not be cleared. To improve safety, we ask that neighbors assist neighbors who may need assistance in removing light snow.
2. The Community will typically be informed of snow management plans via RAP Flyer as soon as practical.

When significant snow is expected and streets are to be cleared, residents are expected to:

- Remove all cars from the streets to either the driveways or clubhouse parking lots.
- In the event of very heavy snow and after discussion with the Board, the Snow Contractor may be told to pile the snow on the sidewalks.

Residents may **NOT** opt-out of receiving ice and snow melting treatments.

At the Board of Director's discretion and with advance notice, cars must be removed from the streets, including the eyebrows. The clubhouse parking lots will be available for parking. Failure to comply will result in a fine being assessed for each vehicle left in the street.

ANY COMPLAINTS OR DAMAGE REPORTS FROM THE RESIDENTS MUST BE REPORTED TO THE COMMUNITY MANAGER. RESIDENTS ARE INSTRUCTED NOT TO CONTACT OUR VOLUNTEERS OR CONTRACTOR PERSONNEL DIRECTLY. THE COMMUNITY MANAGER WILL ENLIST THE ASSISTANCE OF VOLUNTEERS, AS NEEDED.

Board Approved on; September 30, 2018

Revised and Approved on September 22, 2022