

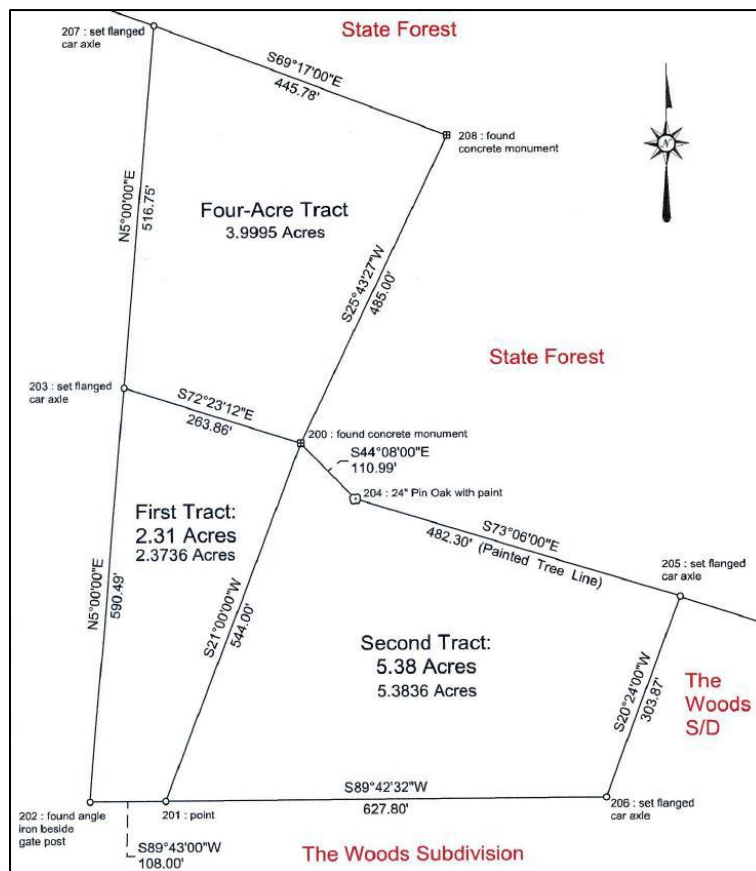
## Property Adjacent to The Woods Purchased by Homeowners – Update #1 – 14 November 2015

Dear Fellow Woods Homeowners:

It has been a little over 2 months since we issued our initial email communication referencing the 7.7 acres that we purchased adjacent to The Woods Community and Sleepy Creek State Park. Our initial email notice was sent to over 870 email addresses. 137 addresses were either no longer valid or accepted by their respective internet providers. We received 15 homeowner responses (14 positive and 1 who opted-out. There were no negative responses).

Here is an update of our current activities:

- The driveway entrance now has a locked chain across it to deny vehicle access to trespassers.
- Three large culvert pipes were installed to create a stronger and wider bridge across the stream. The roadway has been improved.
- The old trailer, shed, and several piles of debris have been removed. Community volunteer campaigns for remaining debris cleanup are needed.
- The property has been surveyed and documented. [Note: The First and Second Tracts are the parcels we purchased. A separate Four-Acre Tract and an access easement were deeded years ago by the previous owner to his daughter. It was recently confirmed that the daughter's tract is not for sale].



- “No Trespassing, No Guns, and No Hunting, etc.” signs are posted to discourage camping or hunting and to deter anyone from using the property as a public access to the State Forest.
- Liability insurance has been secured.
- Asplundh Tree Service, which has been contracted by Potomac Edison, has trimmed the trees on the property around any of their electric lines.
- “Stop Work Order” from Berkeley County was posted a few weeks ago following an anonymous

complaint that the new culvert installation and lot cleanup might disturb alleged “wetlands.” After numerous calls to the county and a consultation with the Army Corp of Engineers that oversees wetlands in the area, we were informed that a problem does not exist. However, prior to any construction, a study will be prepared, as required by the county, to determine the best locations for the building(s). This will address any potential environmental impact.

So, what does the future bring?

- Hiking trails will be marked showing links to the existing Sleepy Creek Trails.
- The winter months will be used to develop sketches/drawings and solicit ideas concerning the potential future uses by the community.
- An “Open House” (without the house) will be planned for spring 2016, to present drawings and ideas, and to continue to solicit community feedback and participation.

Focusing our efforts on a “Family Oriented Environment”, we envision the 7.7 acres offering a nature-friendly multi-use Community Center with free Wi-Fi, a large outdoor Pavilion, a picnic and BBQ area, nature trails, a playground, a game area (horseshoes, bocce ball, volleyball, etc.), and possibly a dog park and/or community garden. These would likely be completed in phases, depending on volunteer participation as well as recommendations, commitments, and financial contributions from individuals, committees and organizations. We invite everyone in our community to contribute their thoughts, talents, experience, and skills to this endeavor. We need and appreciate all your encouragement and support and good will to make this endeavor a success.

All homeowners are invited to visit and walk the property. As you stroll around we suggest that you please wear boots and gloves, and bring along trash bags to help us restore nature's beauty by removing what the prior owners discarded and left behind. Be cautious though, as the fallen leaves may be covering hazards (glass, rocks, debris, etc.). Even though hunting is prohibited, please wear bright clothes during hunting season.

If your neighbors are not receiving this update directly and would like to be on our distribution list, or if you want to be deleted from these emails, please contact us at [news@communityctr.info](mailto:news@communityctr.info) and we will update the list.

Sincerely,

Members of Community Center Partners, LLC: Fran & Will Compton, Terry (Lyle) & Susan Cox, Isabel (Liz) Dunst, Dan & Mary Forte, Marty & Rita Johnson, Sue & Fred Littlepage, Steve Rose, Sandi McGee, Donna Dean & John Meyer, Sally & Bob Selepak, Len & Caryl Swahn, Dan & Judy Toland.