

To: All Kenmure Residents
From: Kenmure Snowman

LIKE IT OR NOT, IT'S TIME TO PREPARE FOR WINTER

During winter storm situations, Kenmure Road Maintenance Committee (RMC) and Kenmure Security will use a coordinated plan to: (1) notify Kenmure Residents of road and driving conditions, (2) clear Kenmure roads in a timely fashion, (3) attempt to maintain a safe driving environment, and (4) provide sufficient information for residents to make safe, rational decisions with regard to travel.

ROAD CONDITIONS AND WHAT THEY MEAN

If a winter storm occurs, Kenmure will utilize a color coding system to describe road conditions. This decision is made by the Kenmure Snowman in coordination with Kenmure Security.

CODE GREEN: All roads open, good driving conditions.

CODE YELLOW: Roads are wet, packed snow or ice may be present in some locations. Drive with caution as some roads will be slippery.

CODE ORANGE: All roads are snow covered. Icy conditions in many areas, some may be impassable especially on steep grades. You are advised to avoid travel until conditions improve.

CODE RED: All roads icy, slippery, unsafe for travel. **ROADS ARE CLOSED! DO NOT TRAVEL!** Only the KRMC snow contractor and emergency personnel will be allowed to enter Kenmure. Residents returning home to Kenmure may enter at their own risk.

PRIORITY OF ROADS

A priority system for plowing has been developed and is illustrated on the map on the KPOA website. The main objective of the prioritization of roads is to plow roads in an orderly fashion to allow emergency vehicles, if necessary, to get to every residence.

COMMUNICATION:

Road conditions will be communicated by e-mail to everyone in the community. If the road conditions are **RED**, you will receive a phone call (between 8:00AM and 11:00PM), a text to your cell phone, as well as e-mail notification. It is imperative that you have a current active e-mail address and phone number for your household on file with KPOA. **Road conditions during winter are posted at the entrance to the Gate House and will be available on the Emergency Hotline (828-696-8805).**

SNOW REMOVAL GUIDELINES:

Historically a 2"-4" snow fall takes 24 hours to clear all roads, 2 lanes wide. A snowfall of 10"-12" presents unique clearing problems and can take almost 4 days of plowing and spreading grit to get back to a very basic level of traffic flow.

The standard approach to clearing roads is to clear one and a half lanes of the red coded roads before moving to the yellow and blue coded roads. This approach is used to insure emergency capability for medical, fire, or other types of situations.

It is Kenmure's policy that mailbox and driveway access is the responsibility of the owner. Also, it is Kenmure's policy that residents do not confront the contractors so that the contractors can focus on clearing the roads.

PLAN AHEAD

- 1) The use of red safety reflectors is encouraged for winter months only. See the standards for reflectors in the KPOA Rules and Regulations, p. 26.
- 2) If you do not have a generator, have extra batteries, flashlights, candles, a safe indoor source of heat, and an alternate means of heating food.
- 3) For all Kenmure residents, a charged working cell phone is a must. Phone service usually survives most snow events, but that's not guaranteed. Other items to consider: a couple of good snow shovels, ice melt, warm clothing, a good pair of gloves, warm boots, extra supplies in the pantry, a good book, and a sunny disposition. Please plan on staying home during a snow event unless it is absolutely necessary to travel.

ADDITIONAL GUIDELINES:

Your best source of information regarding road conditions is the KPOA Emergency Hotline (828-696-8805).

If Kenmure is not under code ORANGE or RED and you encounter dangerous road conditions, please call the guard gate immediately. Always proceed cautiously if you suspect slick conditions.

There are approximately 21 miles of roads in Kenmure. These roads cannot be cleared in a timely manner if the plow operator has to avoid leaving clumps of snow or ice in front of driveways. The removal of any snow that the plow may leave across the front of the driveway, as well as the driveway and the sidewalk is the resident's responsibility. Private snow removal contractors will have admittance to the community as soon as it is safe for them to access your home (Code ORANGE).

Best tip is to **STAY HOME**. If you must go out, for example a medical appointment, consider leaving before the storm hits and, if necessary, spend a night in a hotel near your destination.

If inclement weather is expected you should never park on the road at any time as this hampers snow removal. If you are unsure of your ability to drive up or down a hill or your driveway, make the decision to find a safe place to park away from the road. Cars which have been parked on, or near, the road are sometimes hit by the snowplow or sliding vehicles. If you do not believe walking is safe, seek shelter with the nearest resident until the streets have been plowed and sanded. Move disabled vehicles ASAP.

If you get caught outside the Kenmure community in a snow or ice storm, consider going to the closest hotel and spending the night there.

***Please try to keep your calls to Security or the Snowman to those that are absolutely necessary. Remember that during any snow event, the contractor will get to your roads.**