

PROCEDURE FOR LOWERING LAKE TRACE

This document sets out the procedure for Property Owners (“POs”) and Property Owner Associations (“POAs”) to request the lowering of Lake Trace (“the lake”) for required maintenance of retaining walls, docks and other lake front structures. The procedure aims to ensure that any required maintenance is carried out efficiently and safely, and that any lowering of the lake does not unreasonably impact the safety or enjoyment of other residents.

Timing

If there is a documented need as determined by the Carolina Trace Association (“CTA”), then CTA will request that the Carolina Trace Country Club (“CTCC”) lower the lake for maintenance purposes. If such a request is made by CTA, it will normally be for a period of time during either January or February or possibly both. This is because those months are typically the time of year when lake levels are at their lowest due to reduced rainfall and evaporation.

Request Procedure

POs and POAs must submit a request for lake lowering to the CTA Lake and Dam Committee (“the Committee”) by the last day of August. This lead time is necessary to ensure there is sufficient time for the Committee to review the request and for the CTCC to plan the lowering of the lake if that is requested by the CTA. The request to the Committee must be submitted using an official form that will be published by the CTA and provided to each lakefront Property Owner’s Association. The request shall include, at a minimum, specific information as to the maintenance work to be performed, the duration of the proposed maintenance work and the name of the contractor performing the work.

Approval Process

The Committee will review all the requests that are submitted to determine if there is a need for the lake to be lowered. The Committee shall take into account the number of requests received, the need for the proposed maintenance projects, the impact to the lake environment of a lake lowering, safety considerations and any other matters which the Committee deems to be relevant. The Committee will make a recommendation to the CTA Board of Directors as to whether or not to request that the lake be lowered. The CTA Board will make the final decision as to whether to make such a request to the CTCC. CTA will communicate its decision to all POs and POAs that submitted a request for the lake to be lowered. CTCC will make the final decision as to lowering the lake.

Responsibilities of Property Owners and POAs

If the lake is lowered, POs and POAs are responsible for ensuring that the maintenance work is carried out safely and efficiently including, but not limited to, ensuring that all necessary permits and approvals are timely obtained from relevant authorities. POs and POAs must ensure

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that any safety measures or precautions required by the CTA are followed. Such measures may include providing warning signs, temporary fencing or barriers. They must also ensure that the lowering of the lake in their area does not cause any damage to the lakebed or any nearby structures or properties. POs and POAs must provide the CTA with regular updates on the progress of the maintenance work and any changes to the proposed timeline. The CTA may, but is not required to, request an extension from CTCC of the lake lowering to accommodate a change in the timeline of the maintenance project.