

11/2/23
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November 2, 2023

BY HAND DELIVERY

Mayor Phillips and Members of Council
Town of Sunset Beach
700 Sunset Beach Blvd.
Sunset Beach, NC 28468

Re: Interim Project Report Ocean Ridge Phase VI

Dear Mayor Phillips and Members of Council:

In accordance with the Subdivision Improvements Agreement between Coastal Communities at Ocean Ridge Plantation, LLC (the “Developer”) and the Town of Sunset Beach, following is an interim report to the Town regarding the progress on the subject project.

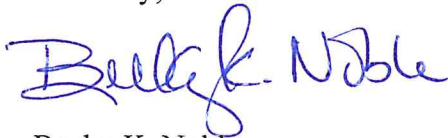
Since our last report, we have completed all curbing and stone installation on all Section 2 roadways. In addition, we have backfilled behind all curbing and seeded behind the curb. Brunswick Electric has been paid in full for all conduit installation in Section 2, so conduit installation can proceed immediately after paving. As previously reported, road crossings had been paid some time ago.

The only items left to completely finish the project are fine grading of stone for paving and then the layer of pavement on the roadways. Final completion has been delayed due to the discovery of some water and sewer adjustments that the contractor needed to make, some of which affected roadways (both the timing of some stone installation as well as the ability to move forward with paving). The adjustments have been made but required re-testing of the water and sewer lines. Water lines have passed the new pressure test; the bacteriological samples were pulled earlier this week have also passed. We anticipate the sewer testing to be completed soon.

We requested the paver to move forward with paving of the entrance and the section of Mayfair Way that are not affected by the water and sewer modifications. We are on standby given the volume of paving projects in the area.

We will continue to keep you advised about construction progress, and we sincerely appreciate the cooperation of the Town as we complete the development of all Ocean Ridge Phase VI infrastructure. We look forward to informing you soon that paving of the roads is finished and the project is complete.

Sincerely,



Becky K. Noble

Coastal Communities at Ocean Ridge Plantation, LLC