

River Ridge Association, Inc.

P.O. Box 40
Bracey, Virginia 23919
434 636-2989

River Ridge Electrical Upgrade Update Deer Village Phase 1 December 6, 2011

The Electrical Committee and the Board of Directors would like to update the progress of the electrical upgrades to the membership of River Ridge Association and in particular to the members of Deer Village.

The Electrical upgrades to Deer Village are nearly complete and the date to transfer the existing electrical service over to the new electrical service has been unanimously agreed upon and established by the lot owners & electrical committee members in attendance at the **November 12th 2011** Deer Village Special Electrical Committee Meeting with said date approved by the Board of Directors.

On **Friday, February 10, 2012 @ 8:00 AM** the process for transferring to the new electrical service will begin with a scheduled power outage of approx. 5-6 hours.

Mecklenburg Electric Coop (MEC) will begin removing their feeders to the existing electrical service from their transformer which will put our existing service out of commission and energize our new distribution equipment and service to the village. River Ridge Maintenance will permanently shut off all circuit breakers and remove from service all existing power pedestals and secondary distribution panels currently serving Indian Village Camping Sections

River Ridge Maintenance Staff will begin making final connections to equipment and pedestals required and begin removing equipment that is put out of service at that time.

River Ridge Maintenance will be on hand to install meters, tamper seals and to provide help and support during this process. All efforts will be made to minimize the down time and power outage. Electrical Committee members will be present to help and answer questions as needed.

Once the power outage has started, the existing pedestals, distribution panels and all wiring going to or from same will be out of service permanently. Those lot owners who have completed their portion of the electrical work and received final electrical inspections from Mecklenburg County and signed the Electrical Service Agreement will be connected to the new service and their new electric meter will be installed as soon as possible that day with the permanent residents and lot owner who are present that day the first priority.

Those lot owners who have not completed their portion of the work described above who are currently connected to River Ridge's secondary electrical distribution system will on **Friday February 10, 2012** be left without electrical service until such time as they choose to complete their portion of the work.

River Ridge Maintenance Staff will be on call and available **Friday February 10, 2012, Saturday February 11, 2012** and **Sunday February 12, 2012** as long as required to complete the transfers and new hook-ups for those ready.

It is not possible to maintain two electrical services and lot owners are hereby advised and put on notice that on **Friday, February 10, 2012** on or about **8:00 AM** their existing electrical service will cease to operate and the new system will be in operation from that point on.

If a lot owner is unsure as to what is required to be done to complete their work or unable to perform the work themselves, it is understandable and in that case we highly recommend that a licensed master electrician be consulted and contracted to complete the lot owners required portion of the work well in advance of the date established to transfer electric service. If you or they have any questions please contact us directly and we will guide you through the process.

If you are a lot owner who has only a standard 30 amp or standard 50 amp camper with a factory installed cord and molded plug ends and you intend to remain that way, you may not be required to get an electrical permit provided there is no other hard wiring of any kind required to complete the installation.

If the cord and plug is in good code compliant shape and does not require an extension cord and will reach and plug into the new pedestal, you will be required by River Ridge to only sign the Electrical Service Agreement, have a work order issued and have the cord and plugs checked and inspected prior to the new electric meter being set.

You will not be permitted to plug in more than one cord of any kind into the pedestal and only the one receptacle and circuit breaker that match the camper's amperage rating will be energized. The remaining breakers and receptacles will be removed and/or disconnected from use.

For those lot owners who are planning on having their new electrical service hard wired from the existing pedestal, camper, structure or building to the new power pedestal will be required to do the following:

1. Obtain an electrical permit from Mecklenburg County prior to start of work.
2. Contact Miss Utility and River Ridge Maintenance to mark all underground utilities prior to digging or trenching.
3. Complete the work proposed under the electrical permit and receive a final inspection by the Mecklenburg electrical inspector. An inspection form will be signed by the inspector and left with the lot owner. Lot owner's underground hard wiring and conduit shall terminate at the 1" LB Condulet provided on the pedestal and as directed by River Ridge staff or authorized representative.
4. Contact Rita Southerland at the Association office (434) 636-2989 and she will ask you to provide her with the original or copy of the final electrical inspection form showing the work has been approved and signed off by the inspector.
5. The Electrical Service Agreement must be signed and dated by the lot owner and signed and dated by an authorized representative of River Ridge Association. A copy of both will be retained by the Association Office for their records and the lot owner shall retain one copy. Rita Southerland will assist you in this process.
6. A copy of the inspection form will be attached to a Work Order and the final connections to the pedestal will be made and the electric meter set during normal working hours and as work schedules permit if work is complete after the dates of transfer mentioned herein.

7. A continuity test will be performed on the lot owner's feeders to insure that neutral and ground wires are separated and landed on a separate buss or lugs. If neutrals and ground are detected tied together during the test, the lot owner will be advised to clear the violation before the connections will be permitted to be made at the pedestal and the lot owner's electric meter set and service energized.

Lot owners are again reminded not to enter or tamper with the power pedestal or any service equipment for any reason as outlined in the Electrical Service Agreement.

Affidavits for obtaining Electrical Permits as well as other information and forms are available on line at the following link. <http://www.riverridgeassoc.com>
At the home page, go to the **Forms** button on the left to download necessary forms and Electrical Service Agreement or you may ask for copies from Rita Southerland at the River Ridge Association Office.

The following contractors have offered their services for the lot owners who wish to hire some one else to do their work. Please contact them directly for an estimate of cost.

You are free to use anyone of you choosing or if you choose, perform the lot owner's portion of the work yourself, however the work must be permitted, inspected and approved by Mecklenburg County before you will be connected to the new service.

R.V. Mann
Project Manager
Watson Electrical Construction Co. LLC.
Rocky Mount / Wilson Division
252-237-7511 Ext. 126
252-885-1880 Mobile
252-243-2420 Fax

Alan Rhodes Construction Company
Bracey VA 23919
Office (434) 636-5521
Cell (434) 917-4397

If you have any questions or require further information feel free to contact me at the following:

Pat Markham
Chairman Electrical Committee
(703) 368-2180 office (703) 368-5190 home (571) 221-5945 cell (703) 369-3914 fax
pmarkham7@comcast.net

Signed:

River Ridge Electrical Committee/River Ridge Board of Directors.