

## Road Paving Project Process Proposal

### Assumptions:

- Members don't want an increase in dues.
- Nobody knows the costs for paving the unpaved roads
- Nobody knows if there are other sources of funding for the roads.
- We will not be able to pave all the roads at once.
- Priority should be based on an objective set of logical criteria.
- Board would like to avoid selecting roads to be paved.
- Members owning property on unpaved roads are more likely to be interested in working on a committee than those living on paved roads.
- Board members and staff do not have the time to do the work required.
- Considerable research will have to be done on funding sources and cost, much of which will have to be done by individuals.
- It would be nice to have people with the right skills doing this work.
- Paving could not start until the water project is complete and the existing paved roads restored to their original condition.

### Goal

- Pave unpaved roads without a special assessment or increasing annual membership dues.

### Critical Success Factors

- No increase in annual dues to overall membership.
- Financial factors do not change considerably over the course of the project
- Knowledgeable volunteers participate.
- Discussions and decisions well-documented so these need not be revisited when questioned or challenged in the future (provides for continuity across boards and membership).
- The resulting plan sold to the membership making future decisions and actions compatible with the plan more easily accepted.

### Strategies (for the planning process)

- Establish an ad hoc committee to carry out the project.
- Seek committee members through the Needler, website, reader board, bulletin board, Association Manager e-mail.
- Make sure the planning process is open and public:
  - Conduct much of the planning and communication on the Ponderosa web site and forum.
  - Encourage the Ponderosa membership to participate in the process as much as they would like.
- Assure good project reporting and communication with the board.

### Roles and Responsibilities

- Ponderosa Board
  - Approve the project planning process.
  - Create an ad hoc Road Paving Committee.
  - Develop an objective set of logical criteria for determining sequence of Road paving.
  - Approve financing.
  - Approve recommended paving plan.
  - Treasurer to be board liaison to the Road Paving Committee (the critical problem is financing).
- Road Paving Committee

- Accept individual responsibility to research assigned items (volunteered based on skills/background).
- Determine and document cost for paving roads.
- Identify and document alternative funding sources.
- Recommend funding to the board.
- Evaluate unpaved roads relative to sequencing criteria.
- Determine sequence for paving unpaved roads.
- Develop plan (what, when, who, how) for doing the paving.
- Publicize/sell approved plan to membership.
- At staff's request, assist in managing actual paving.
- Ponderosa Members at Large
- Participate in the planning process providing input and comments as desired using the Ponderosa web forum.