

January 5, 2017

TO: All White Bluff Property Owners  
FROM: Your Board of Directors  
Leonard Critcher, President

RE: Double Diamond Correspondence

On January 3, 2017 Double Diamond sent out an email to which I will respond as I was specifically addressed.

My first observation is that the email was unsigned by any individual associated with Double Diamond. I find that fact particularly amusing in that Mike Ward, in an email sent out on 05/26/2016, took great pains to chastise the POA for sending out a communication without a name on it. The POA email did have a name on it. This DD email one does not.

Let's address "DD's" rambling in a systematic manner.

1. "Leonard- just what White Bluff needs- more of the Owners (sic) money wasted on Attorney fees."

This could be solved very easily, IF

- DD would release the POA money it controls.
- DD would provide the POA with the property owner database.
- DD would provide the POA with the property owner billing information.
- DD/Mike Ward would relinquish Declarancy Rights to the POA.

The POA has asked for its money and property owner information to be released, all to no avail. Filing suit is always a last resort, but doing nothing when someone else has control of your funds and information is irrational.

2. "...simple proof that the lack of confidence White Bluff owners have in the Board is justified."

I doubt Double Diamond/Mike Ward takes the time to read emails from property owners. I can assure that I do as does your Board, and we answer them. I have literally received hundreds of emails, and 90% voiced their confidence in the Board. The other 10% were sick and tired of depreciating property values because of the lack of DD maintenance on its properties.

3. "Most owners do not know that you and the Board are sitting on millions of dollars that could be used to improve White Bluff. Spend that money on improvements, not lawyers."

- I am not sitting on millions of dollars; if I were I certainly would not begin to consider using my money to improve a for-profit corporations' tangible assets.
- "Millions" is a very indefinite term. As was explained in previous emails the POA does have a surplus, all of which is earmarked for expenses and anticipated improvements on POA OWNED PROPERTY.
- Certainly, DD/Mike Ward is aware that tax law absolutely prohibits a non-profit entity (the POA) from using its money to make improvements on property owned by a for-profit entity (Double Diamond). This does not even begin to make any rational sense except to incite property owners falsely.
- In actuality, it is Double Diamond "sitting on these funds" not the POA. It's YOUR money, but Double Diamond will not turn it over to us

4. Meeting with Double Diamond

I have communicated repeatedly our willingness to meet with Double Diamond and would have been more than happy to do so.

When it became apparent

- that DD was not going to cooperate in the management transition to FirstService Residential,
- that they were going to hold on to YOUR money,
- that they were not going to release OUR property owner information to us,

we had no recourse but to fight for what is rightfully ours. The simple fact is that until which time they release our money they have controlled for over 26 years and release the property owner information that is rightfully ours, we have no intention of

discussing issues. As soon as they do what is right, we will be the first to request a meeting and address specifics as they relate to protecting ALL property owners.

One last thing, I believe we all would like nothing more in our lives than some peace and tranquility. I, for one, certainly do. I would much rather be practicing with my new wedges than writing these epistles. Your Board doesn't enjoy controversy, but neither will we back down from doing whatever we can to protect those who chose us to be their spokespersons and protect their rights and investment.