

BLETHEN MINE CONSULTANTS, LLC

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January 25, 2019

Mr. John Crimi
Managing Member
Wharton Woods, LLC
50 Railroad Avenue
Kenvil, NJ 07847

RE: Wharton Woods, LLC
Old Mine Workings South Side

Dear Mr. Crimi:

Between November 19 and November 27, 2018, a geotechnical investigation program was conducted to develop a mine remediation scheme to allow for the development of the site where a void was detected during initial investigations from French and Parrello Associates in 2001. The 2018 geotechnical investigation consisted of drilling 45 borings at locations depicted on Figure 1.

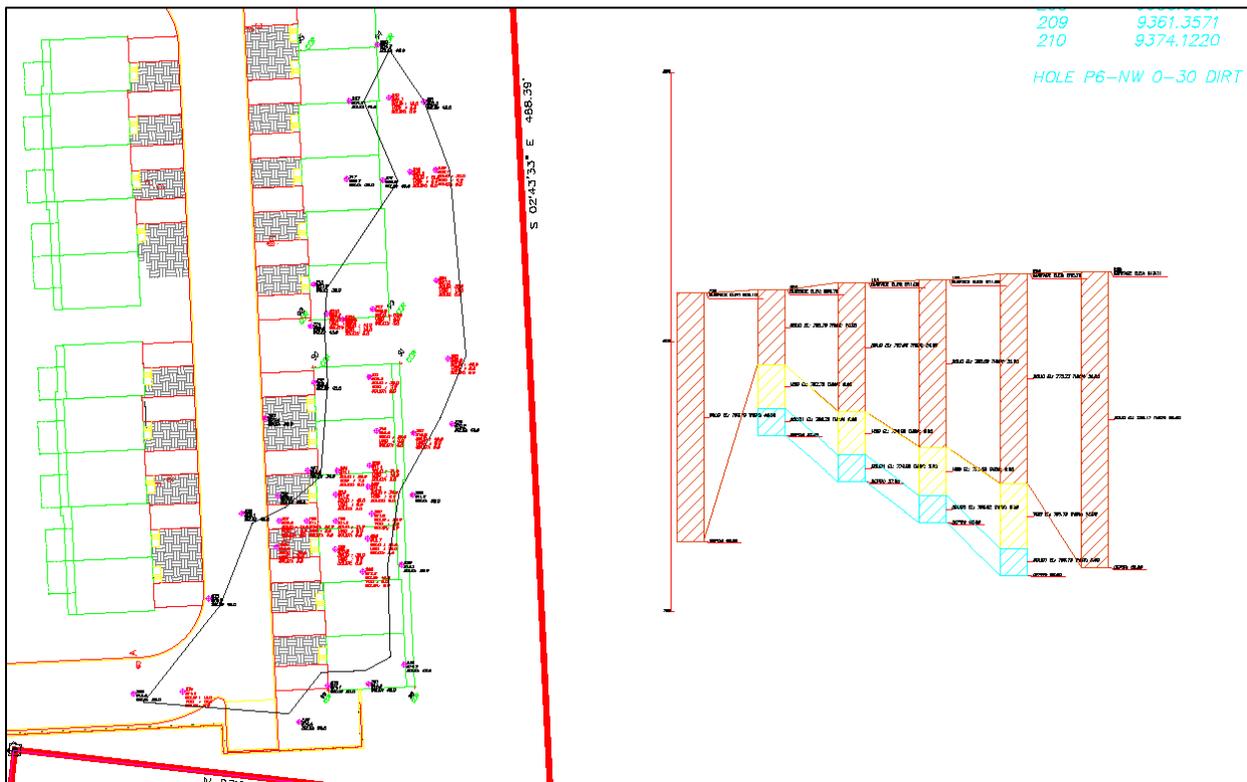


FIGURE 1

The apparent dip of the void encountered during the investigation is 45 degrees to the southeast and approximately 6 feet average depth of void from surface elevation to approximately 50 feet.

Using the area as depicted in Figure 1, the limit, of the void that is of interest in remediation is 0.24 acres at 6 feet thick, which equates to approximately 62,726 cubic feet, or 2,323 cubic yards.

In order for the site to be fully developed the void should be filled to eliminate the possibility of any caving beneath the development. The host rock is iron ore hosted in granitic gneiss, which has a density of approximately 190 pcf. Any fill material anticipated should have final compressive strength of at least 190 pcf to compensate for the ore removed as a replacement value.

Our recommendation is to fill the voids and this could be done by boring 12-inch holes on the upper side of the hanging wall as depicted in Figure 2. These holes should be cased to allow the hole to remain open above the void during the filling process. The flowable fill should be of a watery consistency to allow for easy transition between the already caved portions of the void, if any, and allow for movement down slope. The filling holes should be approximately 50 feet apart and would comprise 5 holes approximately 12 feet to 26 feet deep to encounter the top of the void based on the geotechnical investigation. This approach will require monitoring of the borings to make sure the flowable fill is moving down slope in sufficient quantities.

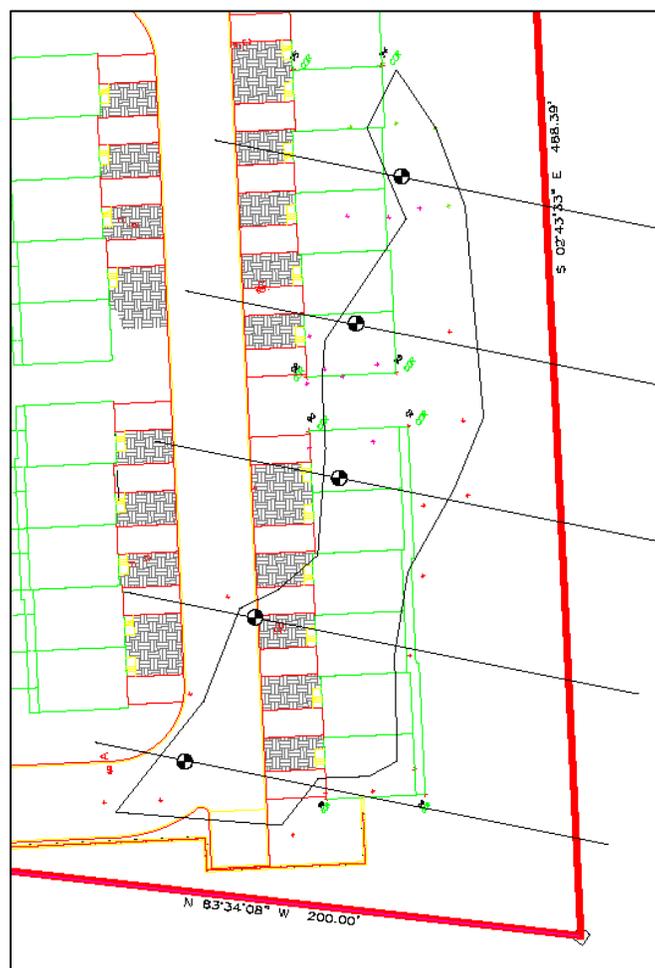


FIGURE 2

As described in the geotechnical evaluation from Dynamic Earth attached, a complete footing design will have to be undertaken by a competent structural engineer for evaluation for building stability, but filling the voids will allow the development of the project. The recommendation above is not to be considered a design for the structural foundations, but is a recommended method of filling the voids in my professional opinion as a mining engineer in 16 states.

Sincerely,

Marvin R. Blethen, PE, MS, MBA
President

CC: Wharton Woods, LLC File