

The Highlands Community Association (HCA)
Architectural Review Committee (ARC)
Meeting Minutes
March 4, 2015

Meeting called to order at 6:17 PM

1. COMMITTEE MEMBERS
 - a. ATTENDING: Joe Gagnier, Rick Seyler (delayed), Joe Levenduski, Sonja Benedict, Joey Langton, Terry Petze BOARD REP
 - b. ABSENT: None
 - c. PROPERTY OWNERS: Peggy & Ralph Jones
 - d. GUESTS: Melissa Grohowski, Taylor Steele, Phil & Emily Elmore
2. REVIEW OF AGENDA was approved (4-0)
3. MEETING MINUTES were approved with no corrections (4-0)
4. OLD BUSINESS:
 - a. PREVIOUSLY SUBMITTED APPLICATIONS:
 - i. 1399-1 PROJECT #/DESCRIPTION: Wire fence w/Metal Posts
 - ii. HOMEOWNERS: Patricia D. Chaney
 - iii. ADDRESS: 11513 Fair Isle Drive
 - iv. NOTES: This project was assigned to Rick Seyler and Joe Levenduski. The fence approval has been TABLED because the fence does not meet the criteria as outlined in the ARCHITECTURAL REGULATIONS. The fence is a wire mesh design with metal posts to be used to contain a small dog. The Homeowner has been instructed to pick another design that will meet ARC guidelines. TABLED (5-0)
5. NEW BUSINESS:
 - a. NEW APPLICATIONS: Box checked 3/4 at 12 pm.
 - i. 1400-1,2 PROJECT#/DESCRIPTION: Tree Removal and Detached Garage
 - ii. HOMEOWNERS: Joseph Kirby
 - iii. ADDRESS: 11107 Isadora Drive
 - iv. NOTES: Originally assigned to Joe Gagnier & Sonja Benedict. Additional oversight from Joe Levenduski. This project is TABLED pending more info on location of garage. The rear yard drops off in the back and is problematic. The ARC criteria to have the doors facing away from the street and the setbacks required by the County are making placement difficult. (5-0) to TABLE.
 - v. 1401-1 PROJECT#/DESCRIPTION: 14x25 Accessory Building (Shed)
 - vi. HOMEOWNERS: Mike & Cheryl Bogan
 - vii. ADDRESS: 8342 Regalia Place
 - viii. NOTES: Assigned to Joe Gagnier and Joe Levenduski
 - ix. 1402-1 PROJECT#/DESCRIPTION: Tree Removal

- x. HOMEOWNERS: Dan & Meredith Marshall
 - xi. ADDRESS: 11340 Glendevon Road
 - xii. NOTES: Assigned to Sonja Benedict and Joey Langton
 - xiii. 1403-1 PROJECT#/DESCRIPTION: Pergola Installation over Deck
 - xiv. HOMEOWNERS: Marilyn Schaarsmith
 - xv. ADDRESS: 10819 Macandrew Lane
 - xvi. NOTES: Assigned to Rick Seyler and Joe Gagnier
 - xvii. NO PROJECT#/DESCRIPTION: Accessory Building (Garage)
 - xviii. PROSPECTIVE HOMEOWNERS: Louis & Peggy Jones
 - xix. ADDRESS: 11700 Glendevon Road
 - xx. NOTES: These Prospective Homeowners are doing an exploratory investigation to determine if ARC will allow a partial Vinyl/Hardiplank Garage with an existing brick façade home. The dormers are constructed with the Vinyl/Hardiplank material. The Propective Homeowners, the Existing Homeowners and their Realtors attended the ARC meeting in anticipation of a decision. The Committee directed all parties to flag the position of the Garage to aid in the determination and were advised that they would have a decision by next meeting. The sale of the Home is predicated on the ability to use Vinyl or Hardiplank siding on 3 sides of the intended Garage. Assigned to Joe Gagnier and Sonja Benedict.
- b. FINAL INSPECTIONS COMPLETED: None
 - c. NEW FINALS ASSIGNED:
 - i. 1386-1 PROJECT#/DESCRIPTION: Tree Removal
 - ii. HOMEOWNERS: Jim & Karin Henry
 - iii. ADDRESS: 8424 Chanton Court
 - iv. NOTES: Assigned to Rick Seyler
 - v. 1397-1 PROJECT#/DESCRIPTION: Aluminum Fence
 - vi. HOMEOWNERS: Lynne & Mike Burmeister
 - vii. ADDRESS: 11207 Isadora Drive
 - viii. NOTES: Assigned to Sonja Benedict
- 6. OTHER NEW BUSINESS: None
 - 7. OTHER OLD BUSINESS: Minutes from February 4 were APPROVED with corrections (5-0)
 - 8. ADJOURNMENT: 7:24 pm (5-0)
- NEXT MEETING THURSDAY, March 19 Submitted by Joey Langton