

## **Highlands Architectural Review Committee (ARC) Minutes October 18, 2018**

Attendance: (Meeting called to order: 6:35 p.m.)

Attending: Kim Dembrosky, Scott Birmingham, Cheryl Rivet

1. Absent: Rick Seyler, Rich Potter, John Unkel

2. Board Members: None

3. Homeowners present: None

2. Review of Agenda: Approved

3. Review of Minutes for October 3, 2018: Cheryl motioned and Scott seconded to approve the minutes with the change on 6-4, Beverly to Beverly. Approved 3-0

4. Membership: Bart's resignation reported to Board.

5. Old Business:

1. 1692-1 Tree Removal

\* 8324 Shagreen Ct

\* Craig & Carole Chupp

\* Assigned: John Unkel, More time needed

2. 1696-1 Aluminum fence

\* 8407 Chandon Ct

\* Kris Clark

\* Assigned: Rich Potter, More time needed

3. 1697-1 Flag pole

\* 8307 Aldera Ln

\* Daniel Simonds

\* Assigned: Rick Seyler, Kim moved and Scott seconded to approve.

Approved 3-0

4. 1699-1-2-3--- 1) storm door 2) replace gutters 3) replace railings

\* 11722 Glendevon Ter

\* Augusto & Chanda Aristud

\* Assigned: Kim Dembrosky, Kim moved, Cheryl Seconded, Approved 3-0

5. 1700-1 Tree removal

\* 12412 Wynnstay Ln

\* Sidney and Beverly Cook

\* Assigned: Scott Birmingham More time needed, Platt not received

6. 1701-1 Screened porch

\* 7801 Duntrune Dr

\* Spencer Reeves

\* Assigned: Rick Seyler— approved via e ballot of 10/10/18; 6-0

6. New Project Business: (ARC Box checked 1:30 p.m. 10/17/18)

1. 1702-1 Accessory building

\* 8431 Fedora Dr

\* Danielle Frazier

\* Assigned: Kim

2. 1703-1-2 -1) fence, -2) HVAC Screening

\* 12106 Whitley Manor Dr

\* Susan & Paul Repak

- \* Assigned: Cheryl
  - 3. 1704-1 Color change to entry doors
    - \* 8401 MacAndrew Terr
    - \* Brittany & Simeon Harris
    - \* Assigned: Scott
  - 7. Finals Assigned Previously
    1. 1546-1,-2 —1) porch roof, -2) deck
      - \* 8425 Rockvalley Ln
      - \* Vincent Sauderi
      - \* Assigned: Kim Dembrosky, More time needed, no final permit
    2. 1578-1-2 —1) sunroom, -2) deck
      - \* 11918 Dunnottar Terr
      - \* Charley & Shirley Faniel
      - \* Assigned: Rich Potter, More time needed
    3. 1582-1 —detached garage
      - \* 12112 Glen Kilchurn Dr
      - \* Ronald O'Shields
      - \* Assigned: Rich Potter, More time needed
  - 4. 1600-1 —screened porch with attached patio
    - \* 8220 MacAndrew Ct
    - \* Eric Yau
    - \* Assigned: John Unkel, More time needed
  - 5. 1606-1 — deck
    - \* 11918 Europa Dr
    - \* Steve Worrell
    - \* Assigned: Rich Potter, More time needed
  - 6. 1640-1 deck extension, Patio & Firepit
    - \* 12407 Dunetrune Ct
    - \* Ernest & Debra Lynn
    - \* Assigned: Cheryl Rivet moved, Kim seconded. Approved 3-0
  - 7. 1667-1 shed
    - \* 12512 Crathes Ln
    - \* James Bumpas
    - \* Assigned: Rich Potter, More time needed
  - 8. 1690-1 Fence
    - \* 8013 Clancy Place
    - \* Ray Snow
    - \* Assigned: Kim Dembrosky moved, Scott seconded. Approved 3-0
  - 9. 1699-1-2-3--- 1) storm door 2) replace gutters 3) replace railings
    - \* 11722 Glendevon Ter
    - \* Augusto & Chanda Aristud
    - \* Assigned: Kim Dembrosky moved, Scott seconded. Approved 3-0
8. New Finals Assigned:
1. 1690-1 Fence
    - \* 8013 Clancy Place
    - \* Ray Snow

\*Assigned: Kim Dembrosky, See 7-8

2. 1699-1-2-3--- 1) storm door 2) replace gutters 3) replace railings

\* 11722 Glendevon Ter

\* Augusto & Chanda Aristud

\* Assigned: Kim Dembrosky. See 7-9

9. Other New Business:

None

10. Other Old Business:

1. Appendix C and mailbox post standard paint: color code submission-Kim

**Mailbox Paint Specifications:**

***Requirement: Exterior Satin Latex***

**LIST OF APPROVED BRANDS AND COLORS BELOW:**

Do It Best (Pleasants)-request Highlands Mailbox color.

Glidden (Home depot) #16982-Historic Tan Color

Sherman Williams (Lowe's) #SW6142-Macadamia

I have not yet verified the Lowe's/Sherwin Williams equivalence of SW6142 Macadamia. I have reviewed this with Home Depot regarding a Behr Premium Plus Exterior Satin. They can custom mix in Base 9854 to the SW6142 code. I have the Behr mix formula for a quart. Awaiting Ricks investigation on Sherman-Williams

2. Review additional Amendments to the Charter establishing ARC-Administrative resolution #6-

i.B. insert *to* between Directors & govern.

ii. B At the end of the paragraph insert: *Should a member/position remain vacant for at least 30 days with no applicants, the clause requiring a two consecutive member ineligible for reappointment does not apply. Instead, the departing member may serve for a maximum of twelve months or until a replacement is appointed.*

ii. C. Delete *or without*

ii. D Add *at the First meeting in January* to the second sentence after elected annually by members of ARC.

III. After seven (7) days add, *barring an emergency,*

\*\*Add definition of quorum. If committee membership consists of 3 or 4 members a quorum will consist of 2 members. If the committee membership consists of 5-7 members a quorum will consist of 3 members.

\*\*Renumeral for consistent roman numerals\*\* This will be further discussed at the next meeting.

5. Posting status of additional paragraph to the ARC website page:

*Following completion of the project, it is the homeowner's responsibility to contact ARC to arrange for final inspection. ARC also requires a copy of all final county permit inspection approval at time of final inspection.*

(10/18/18 to Martha)

11. Adjournment: Kim motioned and Scott seconded to adjourn the meeting at 7:01pm
12. Next Meeting: November 7, 2018 at 6:30 p.m.

Respectively Submitted  
Cheryl Rivet