

## Highlands Architectural Review Committee (ARC) Minutes August 7, 2019

Attendance: (Meeting called to order @6:31 p.m.)

1. Attending: Kim Dembrosky, Rich Potter, Rick Seyler, Cheryl Rivet, John Unkel
  2. Absent: None
  3. Board Members: None
  4. Homeowners present: Jason Dickerson
2. Review of Agenda: Rick moved, Rick seconded to approve agenda with correction of 1777 to add second application and 1782 to add app 2 & 3. Approved 5-0
3. Review of Minutes for July 25, 2019. Rich moved, Cheryl seconded to approve both the regular meeting minutes and the special meeting minutes. Approved 5-0
4. Membership: Jason Dickerson inquiring about committee membership. Jason was welcomed to the meeting as a potential member and given some background on how the committee functions.
5. Old Business:
1. 1773-1 shed
    - \*12713 Erinton Ter
    - \*Dickie King
    - \*Assigned: Kim. Project was approved 5-0 on e-ballot with condition of submission of permit.
  2. 1774-1 Screened in porch
    - \*7412 Crathes Ter
    - \*Sean Albert
    - \*Assigned: Rich Potter moved to approve, Rick second to approve with the conditions that we have detailed drawings and copy of the permit. Approved 5-0
  3. 1775-1 fence
    - \*8019 Clancy Pl
    - \*Henry (Chip) & Laurie Cobb
    - \*Assigned: Rich Potter moved to approve, Rick seconded, Approved 5-0
  4. 1776-1 fence
    - \*8227 MacAndrew Ct
    - \*Jason Dickerson
    - \*Assigned: Rick Seyler moved to approved, Cheryl seconded to approve. Homeowner granted a 3 foot extension forward of back wall to allow clearance for septic tank. Approved 5-0
  5. 1777-1 & 2 deck and driveway extension.
    - \*8101 Aldera Ln
    - \*Tim Rollins
    - \*Assigned: Cheryl Rivet moved to approve, Rick seconded. Approved with the condition that the building permit was submitted to ARC. Approved 5-0
  6. 1778-1 tree removal
    - \*11900 Dunnottar Ter
    - \*Terry Troxell

- \*Assigned: Rich Potter moved to approve, Rick seconded. Approved 5-0
7. 1780 1&2 fence & paver patio with firepit/sitting/retaining wall
    - \*8031 Clancy Pl
    - \*Michael Marretti
    - \*Assigned: Kim Dembrosky moved to approved, Rick seconded. Approved 5-0
6. New Project Business: (ARC Box checked 8/7/19 @ 8 a.m.)
1. 1780 1&2 fence & paver patio with firepit/sitting/retaining wall
    - \*8031 Clancy Pl
    - \*Michael Marretti
    - \*Assigned: Kim Dembrosky-see 5(7)
  2. 1781-1 deck replacement with expansion
    - \*11143 Lyndenwood Dr
    - \*Richard \* Michelle Reeves
    - \*Assigned: John Unkel, no plot plan submitted
  3. 1782-1-2-3 landscaping, with tiered drainage and Amish built shed and ga Zebo.
    - \*12012 Amara Dr
    - \*James Phelps
    - \*Assigned: Rich Potter, project needs shed details and foundation information.
  4. 1783-1 awning over double doors to patio
    - \*8207 Ravenna Ter
    - \*Larry & Brenda Price
    - \*Assigned: Cheryl Rivet
7. Finals Assigned Previously:
1. 1632-1 pool & fence
    - \*7424 Fowlis Pl
    - \*Lance Sibley
    - \*Assigned: Cheryl Rivet Homeowner still has no county approval. Cheryl moved, Rich seconded for Kim to send letter to Mr. Sibley giving him two weeks to complete project and obtain county approval. Approved 5-0
  2. 1641-1 landscape project
    - \*Sean & Tonya Evans
    - \*8313 Minerva Ter
    - \*Assigned: Kim Dembrosky More time needed
  3. 1650-1 paver patio
    - \*8600 Braystone Dr
    - \*Rick & Lori Alderson
    - \*Assigned: Rick Seyler w/1649-1 Rick moved to approve a thirty day extension. Cheryl seconded. Approved 5-0
  4. 1666-1 Swimming pool & fence
    - \*12707 Ballater Pl

\*Kevin Andrews

\*Assigned: Kim Dembrosky moved to approve, Rick seconded, Approved 5-0

5. 1736-1,2,3 extended driveway, swingset, deck

\*11806 Fedora Pl

\*Jason Pentecost

\*Assigned: Cheryl Rivet moved to approve, Kim seconded, Approved 5-0

6. 1758-1 awning

\*8207 Ravenna Ter

\*Larry & Brenda Price

\*Assigned: Rick Seyler moved to approve, John seconded. Approved 5-0

7. 1761-1 patio, walkway, sitting wall & fire pit

\*8113 Lake Margaret Ter

\*Louis Wayne Duman

\*Assigned: Rich Potter More time needed

8. New Finals Assigned:

1. None

9. Other New Business:

1. Public meeting law Kim reminded us that any time a simple majority of the ARC are together conducting any official business, it legally stands as an ARC meeting which must be posted for public awareness.

2. Lake Margaret projects Rick moved, Kim seconded the motion to send a message to the board to clear up the differences between the ARC guidelines and the developer guidelines for Lake Margaret homes. At the present time the homeowners don't understand which or if both apply. Approved 5-0

3. Appointment of Vice Chairman due to resignation of Scott Birmingham. Cheryl Rivet was appointed by the Committee Chairman. Approved 5-0

10. Old Business:

1. Comprehensive review of regulations-Rick- Next BOD meeting in September - Submitted to the BOD & ACS West July 29, 2019. Have had no response.

2. Items before the board:

- Rosemead-pool with no fence update -Martha to discuss with board at their July meeting. No response from the board to date.

-ACS West letter re: no compliant shed Crathes Ln-Martha to address with board at their July meeting

-application posted to the website link on the ARC page is not the revised application that the board voted. The revised application is in the edited regulation posted on the website-unable to verify change due to website being down

11. Member Voice:None

12. Adjournment: Rich moved, John seconded to adjourn at 7:31 p.m.

13. Next Meeting: August 22, 2019 at 6:30 p.m. @ Old Club house 8136 Highland Glen

Respectively Submitted,

Cheryl Rivet