

Highlands Architectural Review Committee (ARC)  
Minutes May 3, 2017

1. Attendance: Meeting called to order: 6:35 p.m.
  - a. Attending: Rick Seyler, Richard Godbeer, Cheryl Rivet
  - b. Absent: Kim Dembrosky, Bart Stewart
  - c. Board Member:
  - d. Homeowners present:
2. Review of Agenda:
3. Review of Minutes for April 20, 2017: moved, Richard seconded, Cheryl; Approved
4. Membership:
5. Old Business:
  - a. 1562-1 –Tree removal
    - i. 11212 Kalliope Dr
    - ii. Abiodun & Cecilia Adekoya
    - iii. Assigned: Cheryl Rivet; approval pending receipt of plot map, Kim contacted homeowner for plot and has not received it. Pending
  - b. 1566-1 –Fence
    - i. 8412 Fedora Dr
    - ii. Chris Barfield
    - iii. Assigned: Richard Godbeer – still pending
  - c. 1567-1 New shingles color change
    - i. 8407 Lylwood Ct
    - ii. George Fecek
    - iii. Assigned: Rick Seyler moved; Kim seconded to approve by e-ballot; approved 4-0 4/22/17
6. New Project Business: ARC box checked 7:00 p.m. 5/1/17
  - a. 1567-1 – New shingle color change
    - i. 8407 Lylwood Ct
    - ii. George Fecek
    - iii. Assigned: Rick Seyler
  - b. 1568-1 –Tree removal
    - i. 11519 Fair Isle Dr
    - ii. Andre Desima
    - iii. Assigned: Cheryl Rivet – Visit and pictures were taken of property. Although the request is for 18 trees, the lot is very wooded and there is not a problem with the removal. However, we need a platt locating the trees. Cheryl will contact owner for the platt. Approved pending receiving the platt.
  - c. 1569-1 –New siding color change
    - i. 8301 MacAndrew Terr
    - ii. Richard & Tammy Mormando
    - iii. Assigned: Rick Seyler; a site visit was completed on 5-3, and there is no issue with changing the siding color. An e-vote was taken and approved for this case.
  - d. 1570-1 – Fence
    - i. 12318 Wynnstay Lane
    - ii. John Guzowski
    - iii. Assigned: \_Cheryl
  - e. 1571-1 – Fence

- i. 8025 Lake Margaret Place
- ii. Andrea Hall
- iii. Assigned: \_\_Richard
- f. 1572-1 – New shingles color change
  - i. 8232 MacAndrew Ct.
  - ii. Eric Lin
  - iii. Assigned: Rick A site visit was completed on 5-3, and the roof color change from brown to charcoal was deemed to be an improvement for the home. An e-vote was taken and approved.
- g. 1573-1 Tree Removal
  - i. 12219 Hadden Hall Drive
  - ii. All paperwork was submitted and in order. Removal of two trees that are diseased and will be replaced with ornamental trees was approved.

## 7. Finals Assigned Previously:

- a. 1485-1-2 – 1) In-ground pool; 2) Fence/barrier
  - i. 8301 Seaview Drive
  - ii. Kelly Kieff & Nocola McCloskey
  - iii. Assigned: reassigned to Richard Godbeer, homeowner advises work is about 90% completed. The ARC will need a copy of the county approved permit before signing off as completed as approved.
- b. 1492-1-2 –1) In-ground pool; 2) Fence
  - i. 8318 Kalipso Lane
  - ii. Thomas Brovillard
  - iii. Assigned: reassigned to Bart Stewart, pending
- c. 1555-1 –new siding color change
  - i. 7900 Dunnottar Ct
  - ii. J. Mike Howerton
- d. Assigned: Rick Seyler moved; Cheryl, seconded Richard, approved as completed

## 8. New Finals Assigned:

- a. none

## 9. Other New Business:

## 10. Other Old Business:

- a. Rewording of A2.4 with respect to metal 'shelf roofs. After reviewing section A2 I do not feel it is appropriate to simply insert the sentence from A1.2 "Shelf roofs for a front or side porch entrance can be metal." Into A2.4 regarding Shed Roofs. A shelf roof as I understand it is that covering a projection from a main wall of a house. This would include bay or bow windows and entryway covers (porch). It would also include decorative cornices. Typically these are relatively small areas and I would suggest we limit that area to something like less than 50 sq ft. I further suggest we restructure the section beginning with A2.3 where we list and define the various 'projections/extensions'. Then define the foundation requirements and the roof requirements in separate sections. Shed roofs are a specific style of roof which essentially is ½ of a gable or 'A' roof. In the Highlands we should only encounter shed roofs attached to a wall of the main structure

11. We need to study the A2 area of the regulations to better define and combine them.

12. Adjournment: 7:35 pm. Next meeting: May 18, 2017 at 6:30 pm