

ARB May Meeting Minutes

May 16th, 2011

Attendees

ARB Members Present: Estee Warring, Brian Bleeze, Matt Krstolic, Chris Prichard and Scott Randall

HOA Staff Present: Kristen Higgins

Recording Secretary

Estee Warring

Agenda

1. Call to Order
2. Welcome
3. Residents Comments
4. Present Minutes from April 25th, 2011 meeting
5. Community Manager/ARB Administrator Report
6. New Business
 - a. Application Hearings
 - b. Presentation of thoughts on revitalizing ARB submittal process
7. Old Business
 - a. June Article for LRR Newsletter
 - b. Review of standards A/C – Compost Bin
 - c. Application Approval Schedule and Member Contact List
8. Meeting Adjournment

Call to Order and Welcome

Meeting was called to order by Brian Bleeze at 7pm.

Resident Comments

No Resident Comments

Presentation of Minutes from April 25th, 2011 Meeting

Adjustment to "Presentation of Minutes" heading, delete "February" from Approval of March ARB minutes bullet and remove second bullet with Deepwood Farm address.

Approval of April 25th, 2011 ARB Meeting Minutes

Motion to Approve: Scott Randall

2nd: Estee Warring
Unanimously Carried

Community Manager Report

-Kristen discussed how the community revitalization project was going. 800 homes have been inspected and 5% of those have had violation notices sent to them.

-Kristen stated that the contractor fair had taken place with low attendance.

New Business

A. ARB Applications

Larry and Debra Brickwedde – 6094 Clay Spur Ct (Present)

Application to replace and enlarge deck.

Application returned to owner for adjustments.

- **Motion to Approve Revised Application:** Estee Warring
2nd: Scott Randall
Unanimously Carried

Dukbong Shin – 6111 Mountain Springs Lane (Present)

Application for color change to exterior elements of the home to include the trim of the roofline.

- **Motion to Approve (Pending Color Sample):** Brian Bleeze
2nd: Chris Prichard
Unanimously Carried

Mark Leaman – 13834 Laurel Rock Court (Present)

Application for a garden deck and greenhouse.

- **Motion to Approve:** Chris Prichard
2nd: Brian Bleeze
Unanimously Carried

Ben and Melissa Ware – 13665 Barren Springs Court

Application for a shed.

- **Motion to Approve:** Estee Warring
2nd: Chris Prichard
Four approved and one opposed

Mike and Bridget Sedlock – 6625 Rock Lawn Drive

Application to build shed

- **Motion to Return to owner for insufficient information (landscaping plan) –** Brian Bleeze
2nd: Chris Prichard
Unanimously Carried

Sean McCumiskey – 6010 Rockton Court

Application to replace existing deck

- **Motion to send back to owner for insufficient information (picture of old deck, specific material being used and elevation) – Brian Bleeze**
2nd: Chris Prichard
Unanimously Carried

Roy and Barbara Hamilton – 13701 Springstone Court

Application for screened porch and deck.

- **Motion to Approve:** Chris Prichard
2nd: Matt Krstolic
Unanimously Carried

Phillip Covert – 5828 Waterdale Court

Application for a wood/composite raised deck added to back of house

- **Motion to return application to owner for insufficient information (detailed drawing of handrail):** Brian Bleeze
2nd: Scott Randall
Unanimously Carried

Paul and Jennifer Fish – 13809 Springstone Drive

Application for a Flagstone Walkway

- **Motion to Approve:** Estee Warring
2nd: Chris Prichard
Unanimously Carried

Stephen Mandes – 13610 White Stone Court

Application to repair existing split-rail fence; complete enclosure of backyard – add two gates

- **Motion to Approve:** Scott Randall
2nd: Brian Bleeze
Unanimously Carried

John Smith – 1387 Wakley Court

- **Motion to Approve:** Brian Bleeze
2nd: Scott Randall
Unanimously Carried

Kevin and Alison Rockman – 6008 Little Brook Court

- **Motion to Disapprove (lack of information needed and detailed photos):** Brian Bleeze
2nd: Estee Warring
Unanimously Carried

B. Presentation of thoughts on revitalizing ARB submittal process

Brian Bleeze made the following Suggestions:

- Would like detailed sample application in ARB guideline book.
- Highlight areas of application that state homeowner needs to get county/state approval first and work within their standard.
- Remove the four signatures from the ARB applications that do not need full ARB approval.

Chris Prichard will do process flow chart.

Old Business

July article for LRR newsletter

Matt Krstolic will write the June newsletter article about maintaining grass and trimming bushes.

Review of standards A/C – Compost Bin

- Remove window fans and A/C window units from
- Add that residents need to remove satellite dishes not in use
- Amend the color of gable vents and adjust the attic vent standards

Application Approval Schedule and Member Contact List

Adjournment

Meeting was adjourned 9:10pm

- **Motion to adjourn meeting:** Chris Prichard
2nd: Scott Randall
Unanimously Carried