

ARCHITECTURAL CONROL COMMITTEE  
**Minutes of February 5, 2020**

**Call to order:** by Joe at 9:30 a.m.

**Present:** Joe Martere, Jack Csernecky-Liaison to ACC, Eva Jensen, Ron Pecina, Jim Poe, Rich Gagliano, Bob Hartman, and Randy Smart

**Absent:** Joe Capone, and Jim Montanaro

**Minutes of January 6, 2020:** approval moved to next month's meeting.

**Old Business: None**

**New Business:**

**Trees:**

|    |               |  |
|----|---------------|--|
| 12 | Golfcrest Ct. | 1 Pine & 1 Oak leaning over pool and fence               |
| 94 | C.S. Dr.      | Pine tree leaning, pear splitting, 2 Oaks dead/dying     |
| 12 | Topsail Ct.   | 1 dying Oak impacting outbuilding                        |
| 34 | Gate 7        | 2 Pines trees approved, diseased                         |
| 12 | Golfcrest Ct. | 2 Pines trees approved, diseased                         |
| 7  | Ct. 4 NW      | New construction clearing. As approved 3 trees to remain |
| 19 | Topsail Ct.   | New construction clearing                                |
| 17 | Lakeview Ct.  | 2 Oaks Leaning, 1 Oak uprooted                           |
| 3  | Ct.5 NW       | 5 Pine trees, 1 Crepe Myrtle (no permit need)            |
| 14 | Topsail Ct.   | Dead Oak tree  |
| 6  | Sage Ct,      | Pine Trees impacting home                                |
| 65 | C.S. Dr.      | 1 Tree diseased impacting electrical structure           |
| 26 | Swamp Fox Dr. | Dead tree  |
| 17 | Calabash Ct.  | No valid reason for removal under guidelines             |
| 5  | Calabash Dr.  | Tree impacting adjacent property.                        |

**Alterations/Additions:**

|    |               |  |
|----|---------------|--|
| 12 | C.S. Dr.      | Replace roof shingles, color Brown                       |
| 46 | C.S. Dr.      | R/R windows, color White                                 |
| 30 | Swamp Fox Dr. | R/R roof shingles color Grey                             |
| 12 | Gate 5        | Paint house Light gray, trim Darker Gray                 |
| 70 | Calabash Dr.  | Place shed at rear of house                              |
| 25 | C.S. Dr.      | R/R windows & front door, White, siding Pearl, trim Blue |
| 23 | C.S. Dr.      | Bump out cover for crawl space opening                   |
| 12 | Calabash Ct.  | Replace existing driveway with asphalt cover             |
| 14 | Swamp Fox Dr. | Extend decking and A/C screen                            |
| 10 | C.S. Dr.      | R/R 5 windows, 5 doors, R/R sections of exterior siding  |
| 2  | Golfcrest Ct. | R/R 7 windows, color White                               |
| 2  | Golfcrest Ct. | Paint siding Gray, trim White, door gray                 |
| 27 | C.S. Dr.      | R/R windows, color White                                 |
| 20 | Gate 8        | Cover existing driveway with concrete.                   |

|    |                 |   |
|----|-----------------|---|
| 12 | Bayberry Circle | R/R garage door painted to match existing house |
| 2  | Egret Ct.       | Install generator on right side of house        |
| 54 | C.S. Pkwy.      | Install portable handicap ramp off front porch  |

**Sign Requests:**

|    |                 |                      |             |
|----|-----------------|----------------------|-------------|
| 8  | Golfcrest Ct.   | Yard Sale            | 1/3-4/20    |
| 8  | Golfcrest Ct.   | Yard Sale            | 1/10-11/20  |
| 34 | C.S. Dr.        | Estate Sale          | 1/17 & 1/18 |
| 30 | Gate 3          | Yard Sale            | 1/11/2020   |
| 18 | Gate 7          | For Sale Real Estate |             |
| 17 | Sand Dollar Ct. | Yard Sale            | 1/25/2020   |
| 37 | C.S. Dr         | For Sale Real Estate |             |
| 30 | Gate 3          | For Sale Real Estate |             |
| 19 | Topsail Ct.     | For Sale Real Estate |             |
| 41 | Bayberry Circle | For Sale Real Estate |             |
| 34 | C.C. Dr.        | For Sale Real Estate |             |
| 9  | Niblick Ct.     | Yard Sale            | 2/8/2020    |
| 5  | Sunrise Ct.     | For Sale Real Estate |             |

**Fence Requests:**

None

**Follow-ups:**

There were eleven (11) follow-ups completed. All complied or completed, inspected, and approved.

**Inspections:**

Twelve (12) inspections were received and addressed. Letters sent to all owners. One owner did not comply or respond and will be moved to the Board for action; one (1) owner called for a Board hearing.

**Liaison Report:** Jack discussed the Board's and legal explanation of whether windows are accepted on the side of the house containing the required privacy walls at court and gate patio lot homesites. It was determined that windows are **not** allowed if the privacy wall is attached to the house. There is an option available to any homeowner who wishes to have a window placed on that wall during construction.

**Executive Session:** None

**Other Business:**

Construction of driveway headwalls was discussed at length. It was the committee's decision that language be added to the present Guidelines for Headwalls. Joe will present it at the March 12 Board meeting for discussion and approval.

- Approval of plans for 19 Topsail Ct. - Linker & Linker was tentatively approved pending a copy of the Town's Building permit.
- Approval of plans for addition at 328 Persimmon Rd., Joe Zalasko, was held for next month's meeting. The ACC needs a copy of the Town building permit and copy of building drawing/plans.

**Next Meeting:** March 4, 2020 at 9:30 a.m.

**Adjourned at:** 10:44 a.m. on a motion by Rich Gagliano, seconded by Randy Smart