

**APPROVED MINUTES  
ARCHITECTURAL REVIEW COMMITTEE (ARC)  
FEBRUARY 6, 2007**

**The goal of the ARC is to preserve and protect property values and quality of life in the community. The ARC does not seek to restrict individual taste or preferences; rather its aim is to avoid harsh contrasts in the architectural themes and landscapes and to foster thoughtful design so that there is harmony between residential homes and the environment created within the community.**

**Members Present**

Art Simmons, Chairman  
Priscilla Heim, Recording Secretary  
Charlie Barger  
Gail Klein

**Members Absent**

Rich Wilbur, Ad Hoc  
Marjorie Goldenberg

**I. Call to Order**

Art Simmons called the February 6, 2007 meeting to order at 5:30 p.m. and it was noted that a quorum was present.

**II. Approval of Minutes**

A motion was presented, seconded and unanimously carried to approve the January 2, 2007 meeting minutes.

In an attempt to disseminate more timely minutes, *draft* minutes of the most recent meeting will continue to be posted on UP's website as well as approved minutes of the previous month's meeting.

**III. Old Business:**

The Committee discussed the continuing problem of how to handle previously completed projects that did not have ARC approval. No solution was made.

The Committee discussed installing signs on property where projects have ARC approval. Art Simmons will talk with a Realtor and look into wire-type/light weight signs used by Realtors. Art will bring his findings before the Committee at the March meeting.

Marjorie Goldenberg was absent at this meeting, therefore no report given on missing ARC files.

#### **IV. New Business**

##### **A. Design Review Application Requests**

- William and Jan Hicks, 8222 Planters Knoll Terrace (Lot 120, Charleston Pointe) submitted landscape, pool, fountain, and fencing applications from February 2005. Work was previously completed while under the jurisdiction of Neal/developer prior to turnover.

After review of the pool and appurtenances, motion that the Committee cannot grant approval because the work was done prior to turnover while under the jurisdiction of Neal/developer. Motion seconded and unanimously carried.

Motion that fencing does not comply by the standards of the Covenants as applied today. Approval cannot be granted by Committee. Motion seconded and unanimously carried.

Committee recommends completion of landscaping of the existing fence at the front of the house to camouflage the fence. Motion seconded and unanimously carried.

Motion to approve layout of fountain done by Living Waters, motion seconded and unanimously carried.

- Scott and Darcy Johnston, 7832 Ashley Circle (Lot 74) submitted additional information requested at January meeting for painting exterior of their home. Motion to approval colors and exterior painting of their home. Work is to be completed by March 31, 2007. Motion seconded and unanimously carried.
- Richard and Gloria Reber, 8008 Indigo Ridge Terrace (Lot 63) submitted application for fencing to be installed by Arrow Fence.

Motion to deny application until boundary survey/engineer drawing is submitted to the Committee which designates where the 40 foot of fence and 2 gates will be installed including a proposal for landscaping to camouflage fence. Motion seconded and unanimously carried.

- Dave and Bonnie Hendrickson, 7419 Green Street (Lot 6) submitted application for painting exterior of their home. Motion to approve subject to submission of No Objection Form from neighbors and a start and completion date. Motion seconded and unanimously approved.

**B. Other New Business:**

- Review of December 2006 submission made by Ray and Dianne Parkyns, 8003 Spring Marsh Drive for screening of existing lanai. Motion to deny application until No Objection Form is submitted by neighbors. Applicant will be asked to mail to neighbors the No Objection Form and submit completed form to the Committee for consideration of approval. Motion seconded and unanimously carried.
- Art Simmons reported he received an e-mail from Steve Hellman requesting approval to install gutters.

Motion to deny approval due to lack of information, and No Objection Form from neighbors. Motion seconded and unanimously carried.

- Art Simmons reported he received a request for playground equipment at 8306 Planters Knoll Terrace. Motion to deny due to lack of information. Motion seconded and unanimously carried. Homeowner will be asked to submit completed application with No Objection Form from neighbors.

**V. Next Meeting**

The next regular meeting of the ARC is Tuesday, March 6, 2007 at 5:30 p.m. in the Charleston Meeting Room.

**VI. Adjournment**

There being no further discussion, the meeting adjourned at 7:00 p.m. after a proper motion.

Respectfully submitted

Priscilla G. Heim  
Recording Secretary  
March 8, 2007

cc: UP Board of Directors  
Dominic, AMI  
Donna Mulig, UP Compliance