

ARCHITECTURAL CONTROL COMMITTEE

Minutes of April 5, 2023

Call to order: by Joseph Rochel at 9:30 a.m.

Present: Joe Rochel-Chairperson, Jack Csernecky-VP Board Liaison, Charlotte Csernecky, John Keleigh, Mike Krick, Bob Lazarczyk, Billy Gunner, Rose Hawkins and Chuck Karnolt

Absent: None

Minutes of previous meeting: Minutes of March 1, 2023, meeting approved on a motion by John Keleigh, seconded by Billy Gunner.

Old Business: Reviewed five (5) items from March 1 meeting:

1. NEW Volunteers' questionnaire.
2. New additions sheet to the builders' package.
3. Updated NEW Volunteers' package that is available to all existing Committee members. Please turn in your old existing packets.
4. A new folder of GUIDELINES is available also.
5. There is a question about enclosures around the units: HVAC, PROPANE TANKS, GENERATORS, ETC. are shrubs allowed on new units? **YES.** The DOR and guidelines allow EVERGREEN shrubbery and must meet the height and width concealment requirements listed for trim fences.

New Business: April 5, 2023

- (1) May 2023. Calendar handouts.
- (2) Handouts for new Volunteers contact list.
- (3) Handouts about the Rules & Regulations and Guidelines governing firepits in CSPOA.
- (4) Handouts about five (5) improved Builders Package sheets.
- (5) Town of C.S. tree permit handouts showing the items we need to fill out correctly.
- (6) Permits issued this past month: 1 Gate 11 and 75 (378) Persimmon Rd., NOTE Town updated address is 378 Persimmon Rd.
BOTH are waiting for CS Town Permits to be issued.
- (7) **SIX (6) NEW BUILD PLANS COMING INTO ACC** for approval are: (1) Lot 7, 244 Persimmon Rd., (2) 5 Mashie Court, (3) 11 Sunfield Dr., (4) 7 Court 3 Northwest Dr., (5) 22 Pinewood Dr., an outbuilding in rear yard.
(6) 50 Calabash Dr., addition onto rear porch.
- (8) **Plans submitted for approval:** 244 Persimmon Road.

Work performed in the month February 2023:

Fence: 4 open and pending.
Inspection: 19 open, 8 closed, 11 pending, 16 letters.
Paint: 8 open, 1 closed, 7 pending,
RE 2 opened and closed.
Roof: 3 open and closed.
Sign (Political NA):
Trees inspections: 22 open requests, 20 closed, 2 pending. 69 total trees, 57 approved.
Work Other: 14 open, 9 closed, 5 pending.
Total Follow-ups as of March 31, 2023: 73 open.

ACC Open discussion items: None

Executive Session: None

Next Meeting: May 3, 2023, at 9:30 a.m.

Adjourned at: 11:50 a.m. on a motion by Charlotte Csernecky, seconded by Bob Lazarczyk

Respectfully submitted,
Joe Rochel, Chairman