

ARB Minutes 2021

A meeting of the ARB committee was held on March 20, 2021 at Cross Creek pool. Purpose to review sections of the guidelines where issues have recently surfaced.

Attending members were: Rosetta Bowsky, Margaret Leigh and Ramona Vazquez. Additionally, the following residence were in attendance: Mark Hamilton, BOD representative, Reva Berger, Don and Helene Holzhammer, Henry Nichols and Wally Vazquez.

Meeting specifics were to address issues such as the common area relative to the guidelines, limit of color options, enclosure roofs, tree moratorium, drainage, walkways and window treatments. Each committee member was to address issues on specific pages of the guidelines. Due to the questioning of the resident attendees, the ARB committee was unable to address and resolve the specific issues. Most questions raised by attendees were not architectural but rather related to the Docs and the Rules and Regulations documents.

The following topics were discussed:

- Questions of what and where are common areas as it relates to property lot line and guidelines.
- Questions regarding who is responsible for sidewalks. HOA/homeowner conflicting data?
- Questions regarding who is responsible for area along street frontage between the curb of the street and front property line.
- Questions regarding responsibility for irrigation system, i.e., repair and replacement of sprinkler heads. HOA/landscaper conflicting data?
- Questions regarding responsibility for driveways with pavers that extend over sidewalk to street curb.

- Caution was expressed regarding the infrastructure of our community with respect to uprooting of tree roots when removing concrete to install pavers.
- With respect to infrastructure, it was explained that the board is taking action one step at a time. The first step is the tree planning program of utmost importance due to needs of roads, sidewalks, sewers, etc. The next step will be the Docs. And these things take time.

In summary, the ARB committee will continue use of existing guidelines until such time the Docs are finalized.

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