




**Waterford Lakes Community Association
Architectural Review Committee Meeting Minutes
December 13, 2022**

1. Meeting called to order at 6:40PM by chair
 - a. Quorum Established: Mark Coleman (chair), Sharon Knight (late), Beatress Little, Jason Frank
2. Absent: None
3. Proof of Notice: WLCA website and at WLCA main office
4. Reviewed minutes from Nov 29, 2022 meeting
 - a. Motion to approve as written: Beatress
 - b. Second: Jason
 - c. Approved - Vote 3:0
5. Adoption of Consent Agenda:
 - a. Approved - Vote 3:0
6. Special Guests:
 - a. Alexandria Zook, Kevin Forst
7. Old Business:
 - a. None at this time
8. New Business:
 - a. ****Please see log sheet agenda for this week's ARAs****
 - b. Total Applications: 12
 - c. Approved: 12
 - d. Disapproved: 0
 - e. Tabled: 0
 - f. Reviewed Bradford Lakes Paint Book:
 - i. Tabled for further clarification- concern is that the requirement for the roof color to be in the same family as the body color may place unreasonable limits on homeowner roof color choices
 - g. Feedback for ARC Guidelines Committee:
 - i. For the new fencing guidelines, Rule #14, it is unclear if the visual barriers must follow the same guidelines as regular fencing. It simply states that "small sections of fence" can be used which may be interpreted as any available fencing material (including lattice, etc.)
 - h. Feedback for the Board of Directors:
 - i. None at this time
9. NOTE: WLCA ARC will not meet on December 27, 2022 unless specially called
10. Next meeting: December 20, 2022 at WLCA Main Office
11. Meeting adjourned at 8:14PM


12/20/22

Waterford Lakes Community Association
ARA Review Summary 2022

NBHD	Property Address/Name	EXTERIOR CHANGE	RC'D DATE	Neighborhood App/Diss	WLCA APP/DISS
Finn's Cove II	825 Julliard Court	Fence	11/18/2022	15 days due	APP 3/0
NBHD	Default:	Reason for Dissapproval:			DISS
Staff	Notes:				
Bramble Bluff	12324 Gingham Court	Fence	11/29/2022	N-APP	APP 4/0
NBHD	Default:	Reason for Dissapproval:			DISS
Staff	Notes:				
Bramble Bluff	12319 Gingham Court	Fence	11/29/2022	N-APP	APP 4/0
NBHD	Default:	Reason for Dissapproval:			DISS
Staff	Notes:				
Bramble Bluff	12132 Pilot Court	Fence	11/30/2022	N-APP	APP 4/0
NBHD	Default:	Reason for Dissapproval:			DISS
Staff	Notes:				
Bradfordt Lakes	617 Riomar Ave	Fence	12/2/2022	N-APP	APP 4/0
NBHD	Default:	Reason for Dissapproval:			DISS
Staff	Notes:				
Waterford Park	12626 Waterhaven Circle	Fence	12/6/2022	N-D-to-WLCA	APP 4/0
NBHD	Default:	Reason for Dissapproval:			DISS
Staff	Notes:				
Waterford Park	12620 Waterhaven Circle	Fence	12/13/2022	N-D-to-WLCA	APP 4/0
NBHD	Default:	Reason for Dissapproval:			DISS
Staff	Notes:				
Finn's Cove II	813 Julliard Court	Fence	12/7/2022	N-APP	APP 4/0
NBHD	Default:	Reason for Dissapproval:			DISS
Staff	Notes:				
Jade Forest	866 Jadestone Circle	Fence	12/8/2022	N-A-D-to-WLCA	APP 4/0
NBHD	Default:	Reason for Dissapproval:			DISS
Staff	Notes:				
Barrington	13724 Lakes Way	Trash Can Enclosure	11/29/2022	15 days due	APP 4/0
NBHD	Default:	Reason for Dissapproval:			DISS
Staff	Notes:				


Waterford Lakes Community Association
 ARA Review Summary 2022

NBHD	Property Address/Name	EXTERIOR CHANGE	RC'D DATE	Neighborhood App/Diss	WLCA APP/DISS
Woodlands	12736 Forestedge Circle	Pavers	12/6/2022	N-D-to-WLCA	APP 4/6
Staff	Default: Notes:	Reason for Dissapproval:			DISS
Bramble Bluff	706 Cave Hollow Lane	Shed	11/30/2022	N-APP	APP 3/0
Staff	Default: Notes:	Reason for Dissapproval:			DISS
Bradford Lakes	Bradford Lakes Paint Book				
Staff	Default: Notes:	Reason for Dissapproval:			APP
					DISS
NBHD	Default: Notes:	Reason for Dissapproval:			APP
					DISS
NBHD	Default: Notes:	Reason for Dissapproval:			APP
					DISS
NBHD	Default: Notes:	Reason for Dissapproval:			APP
					DISS
NBHD	Default: Notes:	Reason for Dissapproval:			APP
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NBHD	Default: Notes:	Reason for Dissapproval:			APP
					DISS
NBHD	Default: Notes:	Reason for Dissapproval:			APP
					DISS
NBHD	Default: Notes:	Reason for Dissapproval:			APP
					DISS
NBHD	Default: Notes:	Reason for Dissapproval:			APP
					DISS



**Waterford Lakes Community Association
Architectural Review Committee Meeting Minutes
December 20, 2022**

1. Meeting called to order at 6:47PM by chair
 - a. Quorum Established: Mark Coleman (chair), Beatress Little, Jason Frank (va phone)
2. Absent: Sharon Knight
3. Proof of Notice: WLCA website and at WLCA main office
4. Reviewed minutes from December 13, 2022 meeting
 - a. Motion to approve as written: Beatress
 - b. Second: Mark
 - c. Approved - Vote 2:0
5. Adoption of Consent Agenda:
 - a. Approved with one correction - Vote 2:0
 - i. Reviewed December 13, 2022 meeting minutes, not the Nov 29, 2022 meeting minutes
6. Special Guests:
 - a. Alexandria Zook, Kevin Forst, Becky Black
7. Old Business:
 - a. Review of Bradfordt Lakes Paint Book:
 - i. Recommended not approving the new Bradfordt Lakes paint book based on the lack of clarity surrounding the new rule #27 (roof colors).
 - ii. Disapproved - Vote 2:0
8. New Business:
 - a. Discussion on local association rule and regulations
 - i. Would like to setup a meeting in the new year with all local ARCs and the WLCA ARC to discuss roles, responsibilities, and expectations moving forward
 - ii. Tabled discussion till next meeting
 - b. **Please see log sheet agenda for this week's ARAs**
 - c. Total Applications: 5
 - d. Approved: 4
 - e. Disapproved: 1
 - f. Tabled: 0
 - g. Feedback for ARC Guidelines Committee:
 - i. None at this time
 - h. Feedback for the Board of Directors:
 - i. None at this time
9. NOTE: WLCA ARC will not meet on December 27, 2022 unless specially called
10. Next meeting: January 3, 2022 at WLCA Main Office
11. Meeting adjourned at 8:00PM


1/3/23

Waterford Lakes Community Association
ARA Review Summary 2022

NBHD	Property Address/Name	EXTERIOR CHANGE	RC'D DATE	Neighborhood App/Diss	WLCA APP/DISS
Lakeshore Landing	706 Hollybrook Court	Fence	12/12/2022	N-APP	APP 2/0
Staff	Default: Notes:	Reason for Dissapproval:			DISS
finn's cove	12602 Country Meadow Court	Screen Enclosure	12/13/2022	N-APP	APP 2/0
Staff	Default: Notes:	Reason for Dissapproval:			DISS
Jade Forest	944 Jadestone Circle	French Drain	12/13/2022	N-A-D-WLCA	APP 2/0
Staff	Default: Notes:	Reason for Dissapproval:			DISS
Jade Forest	908 Jade Forest Ave	Pavers	12/19/2022	N-A-D-WLCA	APP
Staff	Default: Notes:	Reason for Dissapproval:	pathway cannot exceed 24"		DISS 2/0
Bradfordt Village	533 Lexingdale Drive	Fence	12/20/2022	N-A-D-WLCA	APP 2/0
Staff	Default: Notes:	Reason for Dissapproval:			DISS
Bradfordt Lakes	Bradfordt Lakes Paint Book			N-APP	APP
Staff	Default: Notes:	Reason for Dissapproval:	Rule #27 unclear		DISS 2/0
NBHD	Default: Notes:	Reason for Dissapproval:			APP
Staff					DISS
NBHD	Default: Notes:	Reason for Dissapproval:			APP
Staff					DISS
NBHD	Default: Notes:	Reason for Dissapproval:			APP
Staff					DISS
NBHD	Default: Notes:	Reason for Dissapproval:			APP
Staff					DISS