




**Waterford Lakes Community Association
Architectural Review Committee Meeting Minutes
October 4, 2022**


1. Meeting called to order at 6:40PM by chair
 - a. Quorum Established: Mark Coleman (chair), Beatress Little, Sharon Knight
 - b. Absent with Notice: Jason Frank
2. Proof of Notice: WLCA website and at WLCA main office
3. Reviewed minutes from Aug 30, 2022 and September 13, 2022 meeting
 - a. Motion to approve as written: Mark
 - b. Second: Beatress
 - c. Approved/Vote 3:0
4. Adoption of Consent Agenda:
 - a. Approved/Vote 3:0
5. Special Guests:
 - a. Joy Roehnert
6. Old Business:
 - a. None at this time
7. New Business:
 - a. Sharon Knight has joined the ARC after being voted in by the Board of Directors at the last meeting.
 - b. **Please see log sheet agenda for this week's ARAs**
 - c. Total Applications: 10
 - d. Approved: 8
 - e. Disapproved: 2
 - f. Tabled: 0
 - g. Feedback for ARC Guidelines Committee:
 - i. Please consider expanding the approved fence styles to include (with appropriate restrictions) horizontal board style fences.
8. Next meeting: October 11, 2022 at WLCA Main Office
9. Meeting adjourned at 8:00PM


10/11/22



**Waterford Lakes Community Association
Architectural Review Committee Meeting Minutes
October 11, 2022**


1. Meeting called to order at 6:35PM by chair
 - a. Quorum Established: Mark Coleman (chair), Jason Frank, Beatress Little (late), Sharon Knight (late)
2. Proof of Notice: WLCA website and at WLCA main office
3. Reviewed minutes from Oct 4, 2022 meeting
 - a. Motion to approve as written: Mark
 - b. Second: Jason
 - c. Approved/Vote 2:0
4. Adoption of Consent Agenda:
 - a. Approved/Vote 2:0
5. Special Guests:
 - a. Alexandria Zook, Becky Black, Keith Boyd
6. Old Business:
 - a. None at this time
7. New Business:
 - a. **Please see log sheet agenda for this week's ARAs**
 - b. Total Applications: 7
 - c. Approved: 6
 - d. Disapproved: 0
 - e. Tabled: 1
 - f. Feedback for ARC Guidelines Committee:
 - i. None at this time
 - g. A periodic meeting, open to all residents, was held on 10/11/22 following the weekly ARC meeting.
 - i. We had two homeowners in attendance
 - ii. No concerns or suggested corrections were raised
 - iii. Once approved, the main source of the paint colors will be the WLCA website
 1. The schemes will be removed from the Sherwin Williams website
 - iv. A 10% discount on some paints is available at Home Depot when the WLCA phone number is used
 - v. Motion to approve as presented: Sharon
 - vi. Second: Jason
 - vii. Approved/Vote 4:0
 - viii.
8. Next meeting: October 18, 2022 at WLCA Main Office
9. Meeting adjourned at 7:20PM


10/18/22



**Waterford Lakes Community Association
Architectural Review Committee Meeting Minutes
October 18, 2022**


1. Meeting called to order at 6:50PM by chair
 - a. Quorum Established: Mark Coleman (chair), Beatress Little, Sharon Knight
 - b. Absent with notice: Jason Frank
2. Proof of Notice: WLCA website and at WLCA main office
3. Reviewed minutes from Oct 11, 2022 meeting
 - a. Motion to approve as written: Mark
 - b. Second: Beatress
 - c. Approved/Vote 2:0
4. Adoption of Consent Agenda:
 - a. Approved/Vote 2:0
5. Special Guests:
 - a. Alexandria Zook, Becky Black
6. Old Business:
 - a. None at this time
7. New Business:
 - a. Review and approve new/revised Rules and Regulations
 - i. Tabled to let the committee members time to review the R&Rs prior to voting
 - b. **Please see log sheet agenda for this week's ARAs**
 - c. Total Applications: 6
 - d. Approved: 3
 - e. Disapproved: 3
 - f. Tabled: 0
 - g. Feedback for ARC Guidelines Committee:
 - i. Would like to see guidelines, etc. developed to allow and regulate permanent basketball hoops in front yards. As long as they are kept in a good state of repair, it seems they would add to the enjoyment of a good majority of homeowners. As with previous efforts, it would be better to allow and regulate then ban and have to address constantly.
 - h. Feedback for the Board of Directors
8. Next meeting: October 25, 2022 at WLCA Main Office
9. Meeting adjourned at 7:30PM


10/25/22



**Waterford Lakes Community Association
Architectural Review Committee Meeting Minutes
October 21, 2022**

1. Meeting called to order at 5:05PM by chair
 - a. Quorum Established: Mark Coleman (chair), Beatress Little, Sharon Knight
 - b. Absent with notice: Jason Frank
2. Adoption of Consent Agenda:
 - a. Approved - Vote: 3:0
3. Special Guests:
 - a. Dennis Horazak
4. New Business:
 - a. Review and approve new Backyard Structures Rules and Regulations
 - i. Motion to approve as written: Sharon
 - ii. Second: Beatress
 - iii. Committee discussion:
 1. Amended Rule #34 to indicate that it applies to tables over 36"/3ft. diameter or along the longest edge
 2. Amended Rule #32 to allow sheds to be white, tan, or grey in addition to matching the house or fence color scheme
 3. Amended Rule #26 to remove the following: "For corner lots, the front yard is defined as the portion of property in front of the front door. The backyard is defined as the side of the property opposite the front door."
 - a. These definitions are already established in Basic Information 2(a) and 2(b) under Definitions of the same document
 4. Amended Rule #2(i) to remove "that supports outdoor activity"
 5. Amended Rule #23 to remove "professionally installed."
 - iv. Approved - Vote: 3/0
5. Meeting adjourned at 5:50PM


10/25/22




**Waterford Lakes Community Association
Architectural Review Committee Meeting Minutes
October 25, 2022**

1. Meeting called to order at 6:40 PM by chair
 - a. Quorum Established: Mark Coleman (chair), Beatress Little, Sharon Knight, Jason Frank
 - b. Absent with notice: None
2. Proof of Notice: WLCA website and at WLCA main office
3. Reviewed minutes from Oct 11, 2022 meeting
 - a. Motion to approve as written: Beatress
 - b. Second: Jason
 - c. Approved - Vote 4:0
4. Adoption of Consent Agenda:
 - a. Approved - Vote 4:0
5. Special Guests:
 - a. Alexandria Zook, Denny Horazak
6. Old Business:
 - a. None at this time
7. New Business:
 - a. Review and approve new/revised Rules and Regulations
 - i. Driveways, Walkways, and Entranceways
 1. Amended Rule #4 by changing "poured concrete and pavers" to "poured concrete or pavers."
 2. Amended Rule #7 by combining its two sentences into one: "If the original driveway is widened or replaced, the entire modified driveway must be of the same material."
 3. Amended Rule #13 by removing the unneeded period.
 4. Amended Rule #14, replacing the prohibition against stamped or patterned driveways with, "Driveways, but not sidewalks or driveway aprons, may be stamped or patterned. Stamps and patterns shall not include initials, trademarked logos, icons, or images, and shall be approved by the ARC before any work is to begin. Only one pattern shall be used throughout the entire project."
 5. Amended Rule #12 by adding the requirement to coordinate with Orange County before working on apron or sidewalk.
 6. Amended Rule #17 by adding allowable colors for walkway pavers to match colors in Item #5.
 7. Added Rule #20-f to require a color picture of the stamp or pattern if a stamp or pattern is used.
 8. Motion to approve as amended: Sharon

MC

9. Second: Beatress
10. Approved - Vote 4:0
- ii. Flags, Banners, and Flagpoles
 1. Amended "What These Regulations Cover" by adding notes that garden flags and permissible signs are covered as non-living objects under Landscaping.
 2. Amended Rule #3 by correcting the spelling of "political."
 3. Added Rule #15 to require a photo or image of the flag or banner.
 4. Motion to approve as amended: Sharon
 5. Second: Beatress
 6. Approved - Vote: 4:0
- iii. Solar Panels
 1. Amended "What These Regulations Cover" by adding a note that these rules do not cover skylights or solar attic fans.
 2. Amended Rule #6 by adding "other approved structures" to the list of acceptable installation sites.
 3. Motion to approve as written: Beatress
 4. Second: Jason
 5. Approved - Vote: 4:0
- b. **Please see log sheet agenda for this week's ARAs**
- c. Total Applications: 4
- d. Approved: 2
- e. Disapproved: 2
- 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
8. Next meeting: November 1, 2022 at WLCA Main Office
9. Meeting adjourned at 7:42PM


11/1/22