

MENTONE CLUSTER DEVELOPMENT OWNERS ASSOCIATION, INC.

Architectural Review Committee Meeting Minutes

March 18, 2010

With a quorum present, the March 18, 2010 meeting of the Mentone Architectural Review Committee was called to order at 6:13 pm by President Dave Jenkins in the Mentone Recreation Pavilion.

Members Present: Dave Jenkins (President), Angela Lounds-Singleton (Vice President)-late arrival, Karen Ledee (Treasurer), Alan Tilly (Secretary), Patsy Murray

Members Absent: none

Florida Community Management Staff Present: Kelly Burch

Agenda items:

Ed and Catrina Wilkins, 7109 SW 81st Drive for installation of privacy fence. No owners present to answer questions. Jenkins and Burch did project background summary for the Committee members. Tilly pointed out fence is proposed in the side street building setback line and what appears to be an easement area at the northeast corner of the property based on the survey provided by the owner. Tilly also questioned allowing a 6 foot high fence in the setback. Tilly asked whether this was allowed anyplace else in Mentone/Pecan Park. No one else present could think of a situation where it had been allowed previously. Tilly also questioned whether this would be code compliant. A lengthy committee discussion followed. Murray motion to disapprove as presented due to height of fence in north side setback and fence in easement, second by Jenkins. Motion approved unanimously. Committee will review and consider the request if the owner can provide documentation that a building permit can be obtained from Alachua County for the plan presented.

Susan McNally, 6817 SW 84th Street for tree removal. Owner was present, explained request, and presented a sketch. A discussion by the committee ensued. Motion to approve request as presented by Ledee, second by Jenkins. Approved unanimously.

Kathleen M. Chiocca, 8114 SW 69th Place for gutter installation. Burch presented project background to the committee and picture previously presented by the owner in the request submittal package. Owner explained request. Committee had discussion with the owner regarding problems being addressed by the gutters. Motion by Tilly to approve as submitted or with gutters along full house front at owner's discretion. Second by Jenkins. Approved unanimously.

Motion to adjourn at 6:58 by Murray, second by Ledee, approved unanimously.