

UPCAI Architecture and Landscape Committee Minutes
02/26/2021 - via ZOOM VIDEO CONFERENCE 10:00am
8301 Park Blvd. University Park, FL 34201

1. **Call Meeting to order:** 10:02am
2. **Certify Quorum of Committee:** present via video conference - Kathy Bondur, Sarah Hans, Christine Lukowitsch, Lynda Morrison, Bob Neal and Emery Tapley.
3. Previously distributed minutes from 02/19/2021 Meeting were unanimously ratified.

4. Applications Review:

| Date | Code | Neighborhood | Lot # | Address | Name | Project Type | Fee | Pic | Approve/Deny | Committee Votes | Comment/Contingencies |
|------------|------|-----------------------------|-------|-----------------------------|------------------------------------|---|-----|-----|--------------|----------------------|---|
| 02/26/2021 | CH03 | Chelsea | 3 | 7312 Chelsea Court | Peter & Lyn Conway | Install roll-down hurricane screens in pool/lanai area. | X | X | Approved | 6 Approve / 0 Oppose | None |
| 02/26/2021 | EP09 | Eaton Place | 9 | 7503 Eaton Court | Ronald & Rochelle Simon | Install roll-down hurricane screens in pool/lanai area. | X | X | Approved | 6 Approve / 0 Oppose | None |
| 02/26/2021 | EP17 | Eaton Place | 17 | 7361 Eaton Court | Michael & Jeffrey Stought | Roof replacement: Slate <i>profile</i> , Silverado <i>range</i> | X | X | Approved | 6 Approve / 0 Oppose | None |
| 02/26/2021 | EP23 | Eaton Place | 23 | 6302 Thorndon Circle | Sandy & Chris Neubert | 1. Roof replacement: Barrel <i>profile</i> , Canyon Clay <i>range</i> 2. Adding skylights | X | X | Approved | 6 Approve / 0 Oppose | None |
| 02/26/2021 | EP60 | Eaton Place | 60 | 7317 Eaton Court | Parmalle Hershey | Exterior repainting: Body - PPG, Dusty Trail / Trim - PPG, Colonial White | X | X | Approved | 6 Approve / 0 Oppose | None. In the future, please remember to obtain approval from the <i>Architecture & Landscape Committee</i> prior to commencing work. |
| 02/26/2021 | HG05 | Hampton Green | 5 | 6407 Berkshire Place | Effie Diamantopoulos | Tree removal request as indicated on provided sketch. | X | X | TABLED | | The <i>ALC</i> will make a site visit to get clarity on the project and will review again at the next meeting. Please do not begin the project until the <i>ALC</i> provides their final decision. |
| 02/26/2021 | HG06 | Hampton Green | 6 | 6411 Berkshire Place | Jon & Lori Ross | Requesting removal of one Sabal Palm - top heavy with vines & leaning towards roof. | X | X | Approved | 6 Approve / 0 Oppose | None. The <i>ALC</i> would like to advise you that vines growing up trees can be controlled by cutting the vine off, close to the base of the tree. The vine will wither and die. Be advised that the dead vines may be too large for the homeowner to remove and professional assistance may be the best answer. |
| 02/26/2021 | HE12 | Henley | 12 | 6923 Cumberland Terrace | Jeffrey McCurdy | Roof replacement: Slate <i>profile</i> , Coconut with white antique <i>range</i> | X | X | Approved | 6 Approve / 0 Oppose | None |
| 02/26/2021 | KB14 | Knightsbridge | 14 | 7339 Barclay Court | Constance Bennett | 1. Roof replacement: <i>S profile</i> , Slate <i>range</i> 2. Garage door replacement: mahogany to match entry door | X | X | Approved | 6 Approve / 0 Oppose | None |
| 02/26/2021 | LG26 | Lennox Gardens | 26 | 7020 Lennox Place | Steve & Charlotte Qua | Replace sliding doors on lanai with french doors. | X | X | Approved | 6 Approve / 0 Oppose | None |
| 02/26/2021 | NH26 | Notting Hill | 26 | 7105 Kensington Court | Carol Carr & Joan Dreyfuss | Pave & seal driveway & walkway - grey & white, 90° herringbone pattern | X | X | Approved | 6 Approve / 0 Oppose | None |
| 02/26/2021 | RP04 | Regents Park | 4 | 8214 Regents Court | Ian Nicolson | Native Vegetation Area Request - lowering height of palmettos along buffer area | X | X | Approved | 6 Approve / 0 Oppose | None. Please note: the general guidelines for height of palmettos, after pruning, are 3½ feet near the greens and tees; however, palmetto stems should not be removed or cut back. |
| 02/26/2021 | RI04 | Richmond Park | 4 | 8014 Collingwood Court | James Seitz | Pave Driveway: Catalina Grana Napoli with Gray edging / Random Pattern | X | X | Approved | 5 Approve / 1 Oppose | None. The <i>ALC</i> recommends changing the color of the "soldier" course to a lighter shade to be less in contrast with the rest of the pavers. The <i>ALC</i> criteria states " <i>High contrast paver colors and patterns (including banding) are discouraged as they draw the eye away from the home.</i> " |
| 02/26/2021 | RI06 | Richmond Park | 6 | 8022 Collingwood Court | Robert Kern | Exterior repainting: Body - Sherwin Williams, Champagne Trim & Door- Sherwin Williams, White | X | X | Approved | 6 Approve / 0 Oppose | None |
| 02/26/2021 | SJ47 | St. James Park | 47 | 6672 St. James Crossing | Mary Kay & Robert Urell | Roof replacement: Slate <i>profile</i> , Windemere Blend <i>Range</i> | X | X | Approved | 6 Approve / 0 Oppose | None |
| 02/26/2021 | VW55 | Virginia Water | 55 | 6524 Virginia Crossing | Michael Hanna | Partial window replacement under the 25% rule - same white, hurricane frames. | X | X | Approved | 6 Approve / 0 Oppose | None |
| 02/26/2021 | VW73 | Virginia Water | 73 | 7113 Victoria Circle | Steve & Linda Becker | Exterior repainting: Body - Sherwin Williams, Interactive Cream Trim & Door - Sherwin Williams, Whitetail | X | X | Approved | 6 Approve / 0 Oppose | None |
| 02/26/2021 | WC74 | Whitebridge Court | 74 | 7712 Whitebridge Glen | Linda Reedy | Landscaping alterations per plans | X | X | Approved | 6 Approve / 0 Oppose | None. The <i>A/C</i> or pool equipment must be screened by a 10-gallon hedge form style landscape material (planted on 24" centers) that have the capacity to screen the equipment. |
| 02/26/2021 | N/A | Kenwood Park Common Area | N/A | Kenwood Park Community Pool | Elaine Kulbako, Neighborhood Chair | Plant 2 crepe myrtles in common area near community pool. | X | X | Approved | 6 Approve / 0 Oppose | None |
| 02/26/2021 | N/A | Wilton Crescent Common Area | N/A | Wilton Crescent Common Area | Jack Siegel, Neighborhood Chair | Grind roots of Palmettos in the Wilton Circle that have been cut to the ground and have spread to other beds below the magnolias in the circle. | X | X | Approved | 6 Approve / 0 Oppose | None |

5. PBM Management Staff Update: Steve Hatton is no longer with University Park. In the interim:

- Brian Niehaus, *Outside Operations Manager*, will be taking on some of his duties.
- Please report violations to Laurie Evans.
- Sandy Lee, *Administrative Assistant*: duties will remain the same - assisting the *ALC* and other administrative tasks for PBM.

6. Hurricane Screening Criteria: The *ALC* will discuss working on this set of criterion. There is sentiment in the group that screening inside a lanai does not have to adhere to rules concerning matching screens to house color. Perhaps language can be developed differentiating screens on the lanai from screens on the outside of the house.

7. John Whyte, UPCA I BOD President, presented a letter to the *ALC* suggesting possible activities the *ALC* might engage in to arouse interest within the neighborhoods to keep appearance fresh and vital. It was suggested that members of the *ALC* Google other sites to see how they have handled similar issues.

8. Community Center Remodel: The HOA's most recent newsletter has detailed information concerning the proposed remodeling of the Community Center. Highlights are larger conference rooms, the addition of a handicapped bathroom, remodeling the kitchen, removing the model of University Park to create a large meeting room and resurfacing the parking lot. PBM staff will move to the card room in the interim.

The meeting was adjourned by unanimous consent at 11:36a.m.

Respectfully Submitted,
Emery Tapley