

UPCAI Architecture and Landscape Committee Minutes  
06/04/2021 - via ZOOM VIDEO CONFERENCE 10:00am  
8301 Park Blvd. University Park, FL 34201

1. Call Meeting to order at 10:00 a.m.
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 05/28/2021 Meeting were unanimously ratified.
4. Applications Review:

Neighborhood	Address	Name	Project Type	Fee	Pic	Approve/Deny	Committee Votes	Comment/Contingencies
Eaton Place	7522 Eaton Court	Lee Underwood	Landscaping alterations per plans	x	x	<b>Tabled</b>		The ALC has requested a property survey.
Grosvenor Gardens	8322 Grosvenor Court	Tom Reilly	Request to remove Oak Tree - replace with a Bismarck Palm	x	x	<b>Tabled</b>		The ALC is awaiting information from Manatee County in order to make the correct decision.
Heathfield	7658 Heathfield Court	Robert & Joan Goldschmidt	Roof Replacement: Barrel <i>profile</i> , South Beach Blend <i>range</i>	x	x	<b>Approved</b>	6 Approved / 0 Oppose	None
Heathfield	7611 Heathfield Court	Edwin & Kathleen Levinstim	1. Front door replacement 2. Remove glass block window and replace with a new window - 40" x 50"	x	x	<b>Approved</b>	6 Approved / 0 Oppose	None
Hampton Green	7916 Hampton Court	Joan Gushiken	Exterior Painting: <b>Body</b> - Sherwin Williams, Snickerdoodle <b>Trim</b> - Sherwin Williams, Pure White <b>Door</b> - Sherwin Williams, Coral	x	x	<b>Approved</b>	6 Approved / 0 Oppose	None
Knightsbridge	7309 Barclay Court	David & Judith Browning	Yard Art - <i>submitted retroactively in response to receiving a courtesy reminder letter</i>	x	x	<b>Not Approved</b>	0 Approved / 6 Oppose	[Yard Art] "...is for the enjoyment of the homeowner... It is recommended that [Yard Art] be screened from the street view..."
Richmond Park	8129 Collingwood Court	Doug Horton	1. Replace all windows & sliding doors with hurricane impact 2. Install a roll-down hurricane screen on lanai	x	x	<b>Approved</b>	6 Approved / 0 Oppose	None
Virginia Water	7165 Victoria Circle	Christine Lukowitsch	1. Exterior Painting: <b>Body</b> - Sherwin Williams, Anjou Pear <b>Trim</b> - Sherwin Williams, Crisp Linen <b>Door</b> - Mariner 2. Install 2 garage coachlights and 1 hanging light by the front door.	x	x	<b>Approved</b>	6 Approved / 0 Oppose	None
Whitebridge Glen	7951 Whitebridge Glen	Jimmy & Sallalee Grooms	Oak tree removal request	x	x	<b>Tabled</b>		The ALC is waiting for a certified arborist's recommendation.

**5. Old Business:**

- **7608 Boltons Court:** An appeal from homeowner to HOA was returned to the ALC for final decision. The homeowner's daughter and son joined the meeting to express their mother's side of the request. ALC members were in possession of Mrs. Gripshover's appeal letter to the Board. Mrs. Gripshover's arborist cited roots causing a tripping hazard as being a concern. The ALC did not feel the supplied evidence rose to the requirements outlined in *A to Z Criteria and Requirements*. Root pruning was suggested as a possible solution. The homeowner was advised to resubmit her tree removal application if she finds a significant change in the situation. Request for removal DENIED - 6-0

- Rising concern over tree removal was discussed. The ALC has been brainstorming ideas for a replacement program. Kathy Bondur has sent notes on this topic to Curtis Nickerson. A recommendation for enlisting the help of an arborist from St. Petersburg who studies subdivisions was made.

- **8315 Grosvenor Court:** Pruned Areca Palms - The ALC made a site visit and, due to the severity of prior trimming, the committee recommends that the denuded Areca Palm stump be replaced with another Areca Palm or with an Arbutus shrub. Sandy Lee, PBM, will send the homeowner a letter concerning this decision.

- **Wilton Crescent** - Removal of Magnolia tree was OK'd previously. The ALC requests a landscape plan to fill in the area that was occupied by the magnolia.

**6. New Business:**

- An amendment to the landscape application was suggested to include an arborist's opinion (with a specific reason for the removal or treatment of a tree, i.e. roots lifting the sidewalk, tree diseased with Ganoderma or pine beetles, etc.) as part of the suggested documentation.

- The ALC asked when it would be possible to meet in person. The renovation of the Community Center is progressing. Projected completion is for the end of the month to mid-July.

7. Meeting adjourned by unanimous consent at 10:57 a.m.

Respectfully Submitted,  
Emery Tapley