

UPCAI Architecture & Landscape Committee Minutes 12/15/2023
via ZOOM VIDEO CONFERENCE 10:00am
8301 The Park Blvd. University Park, FL 34202

- A. Call Meeting to order at 10:00 a.m.
- B. Certify Quorum of Committee: Sarah Hans, Jan Monteverde, Lynda Morrison, Sherri Smith, Emery Tapley, Maria Muhlhahn
- C. The minutes from 12.08.2023 were unanimously ratified
- D. Applications Review:

| 19# | NEIGHBORHOOD | ADDRESS | NAME | PROJECT DESCRIPTION | ALC Decision | VOTE | COMMENTS |
|-----|-----------------|----------------------------|-----------------------------------|--|--------------|------|---|
| 1 | Eaton Place | 6316 Thorndon Circle | Keith McGillivray & Tina Nebuloni | Replace roof: Style: Barrell - Eagle -Capistrano - 3743 Cocoa Range | Approved | 6/0 | |
| 2 | Virginia Water | 6610 Virginia Crossing | William & Baerbel Kavanaugh | Replace roof: Style: Split Slate - BORAL 900 Canyon Clay - Black Antiq | Approved | 6/0 | |
| 3 | Lennox Gardens | 6919 Lennox Place | Pam Glazer | Exterior Repaint: Benjamin Moore -House: OC-23 Classic Gray- Trim: Sherwin Williams - PM-3 - Decorator's White - Door: HGTV Home - Sherwin Williams - Stone Lion | Approved | 6/0 | Garage, Front Door and Trim will be painted Stone Lion. |
| 4 | Virginia Water | 7117 Victoria Circle | Walter & Kyong Ha Sheperd | Replace roof: Style: Barrell - CROWN Thunderstorm | Tabled | | The ALC will obtain better photos of the neighbor's roofs. |
| 5 | Warwick Gardens | 7321 Chatsworth Court | Harvey & Muriel Gross | Extension request - Replace windows | Approved | 6/0 | 3-month extension is granted. Please communicate by end of March 2024 if the installation is stalled. |
| 6 | Hampton Green | 7928 Hampton Court | Rob & Jean Arnold | Landscape clean-up, per plan | Approved | 6/0 | |
| 7 | Regents Park | 8137 Regents Court | Magent, LLC | Trim buffer area - Native vegetation | Approved | 6/0 | Maximum trim is to 3.5 ft. - See attached |
| 8 | Lennox Gardens | Lennox Gardens Common Area | Dana Balionis | Common area maintenance: 1. Paint 7 street gas lights 2. Power wash roof - pool house 3. Repair signs 4. Paint storm drains 5. Repair sidewalks | Approved | 6/0 | |

- E. 8121 Regents Committee will site visit and discuss the banding on the driveway next week.
- F. Decra Roofing - The ALC voted unanimously in favor of sending this METAL roof option to the BOD.
- G. Maria Muhlhahn volunteered to plant a small strip of perennial peanut on her property as a test. If it takes, it could be a first step toward reducing water usage.
- H. The ALC created a checklist for PBM to use in determining what a complete request is for each project. We discussed the list and made edits.

Adjourned at 11:15 a.m.
 Respectfully submitted,
 Sarah Hans