

**FEBRUARY 21, 2022, MEETING
MINUTES**

ATTENDEES:

Tim Kost, Architectural Committee Chair
Ed Noble, Architectural Committee Vice-Chair and BOD Liaison
Richard Schoppet, Architectural Committee
Robert Middleton, Architectural Committee Member
Bill Ekberg, Architectural Committee Member
Alex Manzo, Association Member

NOT IN ATTENDANCE:

Richard Traczyk, Architectural Committee Member

MINUTES – Review of the January 17, 2022, minutes. Minutes were approved as submitted.

FIELD REVIEW- NEW CONSTRUCTION INITIAL INSPECTION:

1. Lot 013, Section 8A, 312 Laurel Drive. Richard Whitacre, owner. Application for building approval. Inspection performed by Tim Kost and Ed Noble. A motion was to approve as submitted. The motion was seconded, and the motion was carried. Permit # 111 was issued on 2/24/2022.

FIELD REVIEW – EXTERIOR CHANGES:

1. Lot 280, Section 2, 104 Quail Court. Michael Sacco, owner. Request for approval of plans to completely renovate the exterior of the home. Will have new vinyl gray siding with black shutters. Black shingles for the roof and all the trim will be white. Windows that need replaced will be same size and style. Garage door will be replaced the same. Soffit, fascia, gutters, and doors will all be white. The two-screen opening on the front porch will have new windows and screens installed. Decks will be repaired and painted similar in color. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit # 112 was issued on 2/24/2022.

2. Lot 071, Section 1, 304 Lakeview Drive. Yarrington, owner. Request for approval of plans to change the gutter on the home from white to red. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and The motion was carried. Permit # 113 was issued on 2/24/2022.
3. Lot 042, Section 4A, 1246 Lakeview Drive. Charles & Cassy Foster, owner. Request for approval of plans to paint the exterior of the home. All the trim, garage door, and flue will be painted sealskin brown. The siding will be painted two different colors functional gray and dovetail. Some accent wood (red chestnut) will be added to the front and the back of the home. The front door will be painted red. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit # 114 was issued on 2/24/2022.

FIELD REVIEW - ACCESSORY STRUCTURES:

1. Lot 233, Section 4A, 107 Redbud Circle. Paul & Helen Carter, owners. Request for approval of plans to add a 16' X 16' sunroom to the back of the home where the existing deck is. The room will extend 4' beyond the existing deck it will have all glass windows to match existing windows. The siding and roof shingles will all match with the home to. The remaining deck will be replaced with trex decking and railing. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit # 115 was issued on 2/24/2022.

FIELD REVIEWS - RESALES:

1. *Lot 172, Section 4A, 111 Northwood Circle. Utterback, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted.*
2. *Lot 048, Section 1, 101 Greenwood Court. Fullmer, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted.*
3. *Lot 480, Section 3A, 1052 Lakeview Drive. Dixon, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted. (RUSH)*
4. *Lot 507, Section 3A, 1106 Lakeview Drive. Evans, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted.*
5. *Lot 076, Section 4A, 200 Greenbriar Circle. Mann, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted.*
6. *Lot 469, Section 3A, 1026 Lakeview Drive. Jahn, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted.*
7. *Lot 351, Section 2, 634 Lakeview Drive. Morris, owner. Resale inspection performed by Tim Kost and Ed Noble. One discrepancy noted approved fencing unfinished.*
8. *Lot 346, Section 2, 624 Lakeview Drive. Ganczak, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted.*
9. *Lot 209, Section 4A, 510 Northwood Circle. Ford, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted.*
10. *Lot 018, Section 1, 149 Lake Holiday Road. Payne, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted.*
11. *Lot 046, Section 1, 104 Greenwood Court. Smith, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted.*

12. *Lot 033, Section 5A, 101 Nordic Drive. Ziernke, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted.*

FIELD REVIEWS – TREE REMOVAL REQUESTS:

1. *Lot 140, Section 4A, 133 Dogwood Drive. Yates, owner. Request for approval of plans to remove two (2) trees impacting, location, dead, and diseased. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 2/4/2022. Permit # 108*
2. *Lot 280, Section 2, 104 Quail Court. Sacco, owner. Request for approval of plans to remove four (4) trees crowding, leaning, location, dead, and diseased. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 2/18/2022. Permit # 109*
3. *Lot 071, Section 8A, 101 Baker Drive. Brandt, owner. Request for approval of plans to remove two (2) trees location. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 2/18/2022. Permit # 110*

21 MARCH 2022 MEETING MINUTES

ATTENDEES:

Tim Kost, Architectural Committee Chair
Ed Noble, Architectural Committee Vice-Chair and BOD Liaison
Richard Schoppet, Architectural Committee
Robert Middleton, Architectural Committee Member
Bill Ekberg, Architectural Committee Member
Richard Tracztk, Architectural Committee Member
Jim Klenkar, Association Member
Glenn & Cindy Waldrep, Association Members
John & Stephanie Sullivan, Association Members
Cary Smith Builder, LLC
Keystone Builders, LLC/Don Cook, Association Member

MINUTES – Review of the February 21, 2020, meeting minutes. Minutes were approved as submitted.

FIELD REVIEW- NEW CONSTRUCTION FINAL INSPECTION:

1. *Lot 171, Section 8A, 203 Green Leaf Drive. S & S Contracting, owner. Final Inspection in response to notice of completion. Inspection performed Tim Kost. No discrepancies identified*

FIELD REVIEW – NEW CONSTRUCTION INITIAL INSPECTION:

1. Lot 016, Section 4B, 515 Northwood Circle. Glenn & Cindy Waldrep, owners. Application for building approval. Inspection performed by Tim Kost and Ed Noble. A motion was made approve as submitted. The motion was seconded, and the motion was carried. Permit # 126 was issued on 3/22/2022.
2. Lot 004, Section 5A, 410 S. Lakeview Drive. Linda Mallory, owner. Application for building approval. Inspection performed by Tim Kost. A motion was made to approve as as submitted. The motion was seconded, and the motion was carried. Permit # 127 was issued on 3/22/2022.

FIELD REVIEW – NEW CONSTRUCTION EXTENSION:

1. Lot 105, Section 5A, 401 S. Lakeview Drive. Bikram Singh, owner. Request an extension on new construction that is expiring on 3/17/2022. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit # 128 issued on 3/22/2022.

FIELD REVIEW – DOCKS:

1. Lot 190, Section 5A, 505 Sleigh Drive. Richard & Karen Alfes, owners. Request an extension on already approved dock with variance into the lake. The permit expires on 4/19/2022. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit # 129 issued on 3/22/2022.
2. Lot 301, Section 2, 229 Sunset Circle. Peter Everett, owner. Request for approval of plans to reconfigure and expand the exiting dock. (See attached plans) Reviewed Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit # 130 issued on 3/22/2022. With any County permitting required.
3. Lot 016, Section 4B, 515 Northwood Circle. Glenn & Cindy Waldrep, owners. Request for approval of plans to remove existing wooden dock and replace with a new floating aluminum frame with poly composition deck. Setbacks on left is 12' and right 117' the total structure is 160 square feet. It will extend 19' into the lake and using the 6X6 concrete anchored post that was previously approved. Reviewed Tom Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit # 131 issued on 3/22/2022.
4. Lot 035, Section 6A, 402 Southwood Drive. Jim Klenkar & Belinda Burwell, owners. Request for approval of plans to install dock that will extend 24' into the lake. The left side setback is 25' and the right side is 63' the total square footage id 192'. It's non-floating dock made of aluminum with PVC decking. The pilings are anchor post with auger tips that screw into the floor of the lake to anchor to the shoreline. Reviewed by Tim Kost. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit # 132 issued on 3/22/2022.

FIELD REVIEW – PAVING:

1. Lot 487, Section 3A, 1066 Lakeview Drive. John & Stephanie Sullivan, owners. Request to add a 20' x 20' asphalt apron onto the left side of our driveway. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit # 133 issued on 3/22/2022.

FIELD REVIEW- EXTERIOR CHANGES:

1. Lot 384, Section 2, 109 Overlook Drive. Chris Cardinale, owner. Request approval to replace the entire exterior siding of the home to granite color. Reviewed by Tim Kost and Ed Noble. Virtual approval due to administrative glitch. Approved and permit issued on 3/8/2022. Permit # 120
2. Lot 1153, Section 7, 706 Masters Drive. Gregg Schaefer, owner. Request for approval to paint the front door dark gray and replace the old, aged shutters. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit # 134 issued on 3/22/2022.

FIELD REVIEWS- DECKS, PATIO, AND PORCH:

1. Lot 1153, Section 7, 706 Masters Drive. Gregg Schaefer, owner. Request for approval of plans to extend the patio and do a 4' X 4' section of pavers at the bottom of stairs. The extended patio will have a seating wall ranging from 18" to 20". Pavers are Eddington Blend and wall color is Chesapeake. Asking for variance in the rear of 17' from the property line. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit # 135 issued on 3/22/2022.
2. Lot 031, Section 4A, 1212 Lakeview Drive. Constance Berthiaume, owner. Request for approval of plans to add a 26' X 12' patio. Right side is level with the ground and left end is 18 inches off the ground and will have a retaining wall on that end using gray pavers. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted the motion was seconded, and the motion was carried. Permit # 136 issued on 3/22/2022.

FIELD REVIEW – ACCESSORY STRUCTURE:

1. Lot 134, Section 5A, 706 S. Lakeview Drive. Angela Corbin-Riley, owner. Request for approval to install a 10' X 15' storage shed. Siding is T1-11 painted clay color the trim and door are clay color to. Roof is black shingles, and the windows are white. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. the motion was seconded, and the motion was carried. Permit # 137 issued on 3/22/2022.

FIELD REVIEWS – FENCING:

1. Lot 528, Section 10, 109 Eagle Drive. Robin Ravidia, owner. Request for approval of plans to add 35' X 70' more to the existing fence. All materials will match the fence that is already in place. Reviewed by Tim Kost and Ed Noble. A motion was made to approved as submitted. The motion was seconded, and the motion was carried. Permit # 138 issued on 3/22/2022.

FIELD REVIEWS-RESALES:

1. Lot 042, Section 4A, 1246 Lakeview Drive. Foster, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted. **(RUSH)**
2. Lot 176, Section 4A, 207 Northwood Circle. Catlett, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted.
3. Lot 181, Section 8A, 112 Green Leaf Drive. Orman, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies note.
4. Lot 240, Section 2, 222 Fairway Circle. Huff, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted.

FIELD REVIEWS – TREE REMOVAL REQUESTS:

1. Lot 528, Section 10, 109 Eagle Drive. Ravida, owner. Request for approval of plans to remove three (3) trees dead and diseased. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 3/7/2022. Permit # 116
2. Lot 056, Section 4A, 107 Hilltop Court. Hughes, owner. Request for approval of plans to remove one (1) tree leaning, dead, diseased, and location. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 3/7/2022. Permit # 117
3. Lot 273, Section 2, 112 Masters Drive. Gyurisin. owner. Request for approval of plans to remove eleven (11) trees dead and diseased. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 3/7/2022. Permit # 118
4. Lot 193, Section 5A, 499 Sleigh Drive. Hill, owner. Request for approval of plans to remove (35 to 40) trees dead, diseased, leaning, to make a path to the lake. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 3/7/2022. Permit # 119
5. Lot 483, Section 3A, 1058 Lakeview Drive. Marple, owner. Request for approval of plans to remove one (1) tree dead and diseased. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 3/14/2022. Permit # 121
6. Lot 134, Section 5A, 706 S. Lakeview Drive. Request for approval of plans to remove one (1) tree that's permit has expired 9/22/2019. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 3/14/2022. Permit # 122
7. Lot 065, Section 4A, 1306 Lakeview Drive. Baldwin, owner. Request for approval of plans to remove two (2) trees crowding, leaning, and location. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 3/14/2022. Permit # 123
8. Lot 100, Section1, 201 Sunset Circle. Spittler, owner. Request for approval to remove three (3) trees dead and diseased. Reviewed by Tim Kost. Approved and permit issued on 3/21/2022. Permit # 124
9. Lot 069, Section 4A, 1314 Lakeview Drive. Tomlinson, owner. Request for approval of plans to remove two (2) trees dead and diseased. Reviewed by Tim Kost. Approved and permit issued on 3/21/2022. Permit # 125

25 APRIL 2022 MEETING MINUTES

ATTENDEES:

Tim Kost, Architectural Committee Chair
Ed Noble, Architectural Committee Vice-Chair and BOD Liaison
Robert Middleton, Architectural Committee Member
Bill Ekberg, Architectural Committee Member
Chad Longo, Association Member
James & Frances King, Association Members

NOT IN ATTENDANCE:

Richard Traczyk, Architectural Committee Member
Richard Schoppet, Architectural Committee

MINUTES – Review of the March 21, 2022 minutes. The minutes were approved as submitted.

DISCUSSION- TRANSFER OF DIRT:

Member Michael Shepard requested the transfer of dirt from one lot to another lot. Reference email states the methodology to be utilized and contains a message from a Frederick County official that stated methodology is acceptable. The Architectural Committee has reviewed this request and has approved the same in compliance with any Frederick County respective regulations. Members Kost, Noble, Traczyk, Schoppet, Middleton, and Ekberg. Approved and codified by the County.

FIELD REVIEW- NEW CONSTRUCTION EXTENSION:

1. Lot 1205, Section 5B, 103 Waterside Lane. Chad & Beverly Longo, owners. The new construction was approved back on March 18, 2020 and has already had two extension. Committee realizes relief hardship. However, Committee strongly encourages owner to complete exterior construction as soon as possible. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit #152 was issued on 4/27/2022.

FIELD REVIEW – DOCKS:

1. Lot 1238, Section 5B, 118 Waterside Lane. Mike & Michele Bradshaw, owners. Request for approval of plans to add a 10' X 12' dock to existing dock. Moving boat lift down to add a smaller boat lift 6' X 9' with a floating 4' X 18' walkway between the two lifts. Will be adding a canopy to the bigger lift. Would like to add railing to the upper dock that will be similar to the railing on the house. The left side is 65' setback and right side is 10' all materials will match the existing docks. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit # 153 was issued on 4/27/2022.

FIELD REVIEW – DECKS, PATIO, AND PORCH:

1. Lot 275, Section 2, 409 Sunset Circle. James & Debora VanMeter, owners. Request for approval to add steps to an already existing deck. All materials will match with the deck. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit #154 was issued on 4/27/2022.
2. Lot 185, Section 2, 328 Masters Drive. Juanita Archibald, owner. Request for approval of plans to replace existing pressure treated deck with Trex decking material (toasted sand) color, white square balusters, and new England style post caps. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit #155 was issued on 4/27/2022.
3. Lot 182, Section 8A, 110 Green Leaf Drive. Sierrah Wilt, owner. Request for approval of plans to install an 8' X 12' deck using Trex decking boards color (tigerwood), pressure treated post and railing to be 36" high. Will be 9.5 feet above grade level. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit #156 was issued on 4/27/2022.
4. Lot 1154, Section 7, 702 Masters Drive. Gary Atkinson & Diane Markham, owners. Request for approval of plans to add a 12' X 28' composite deck (brown oak color) to the back of the home. All hand railing materials will be composite. On the back left corner of the deck will have a 3-foot opening onto a 4' X 3' landing that step down to the ground. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit #157 was issued on 4/27/2022.
5. Lot 029, Section 1B, 200 S. Lakeview Drive. Andrew & Susan Vincent, owners. Request for approval of plans to add 40' X 18' patio to the front of the home with a 6" height. Front stoop to be poured concrete then faced with the same veneer that is on the house and topped with PA Bluestone. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit # 158 was issued on 4/27/2022.

6. Lot 1215, Section 5B, 125 Waterside Lane. Ruby Hypes, owner. Request for approval of plans to rebuild the front deck. Will be 48' long 6' to 12' wide and the same height as the existing deck. Using composite decking (mocha color) and black round balusters for the railing. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit #159 was issued on 4/27/2022.

FIELD REVIEW – RETAINING WALL/SHORE WALL:

1. Lot 029, Section 1B, 200 S. Lakeview Drive. Andrew & Susan Vincent, owners. Request for approval of plans install a new shore wall on the right side of the dock it will match the existing wall on the left side. Will be adding a 10' X 8' patio using patio pavers that match the other patios with a 6" above grade level. Also adding a 22" high and 10' long retaining wall using pressure treated 6X6 lumber. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit #158 was issued on 4/27/2022.

FIELD REVIEW - LANDSCAPING:

1. Lot 312, Section 2, 501 Lakeview Drive. Christopher Godfrey, owner. Request for approval of plans to add a 2-foot retaining wall using Chesapeake color bricks with cap for sitting on in front of the deck. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit # 160 was issued on 4/27/2022.

FIELD REVIEWS – DOG RUN AND SHELTER:

1. Lot 513, Section 10, 162 Country Club Drive. Drew Coleman, owner. Request for approval of plans to install a 10' X 10' wooden fence 3 boards with wire mesh 4' to 5' high. The shelter will be 3' X 5' and 3 foot high with vinyl siding and shingle on the roof to match the home. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit # 161 issued on 4/27/2022.

FIELD REVIEWS - PAVING:

1. Lot 501, Section 10, 116 Country Club Drive. Wayne Hunt, owner. Request for approval of plans to add a 12' X 30' asphalt apron to the right side of the driveway. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted, the motion was seconded, and the motion was carried. Permit #162 was issued on 4/27/2022.
2. Lot 040, Section 6A, 412 Southwood Drive. Brent Jackson, owner. Request for approval of plans to put in a 20' wide graveled driveway down to the lake. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit #163 issued on 4/27/2022.

FIELD REVIEWS – ACCESSORY STRUCTURE:

1. Lot 066, Section 4A, 1308 Lakeview Drive. Frances King, owner. Request for approval of plans to install 3' X 8' gray plastic storage shed 6 feet high. Will be placed on right side of the home. Reviewed by Tim Kost and Ed Noble. A motion was made to approve as submitted. The motion was seconded, and the motion was carried. Permit #164 was issued on 4/27/2022.

FIELD REVIEWS - RESALES:

1. Lot 559, Section 3A, 1205 Lakeview Drive. Frey, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted.
2. Lot 135, Section 5A, 800 S. Lakeview Drive. Charles, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted.
3. Lot 385, Section 2, 334 Overlook Drive. Broaddus, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted.
4. Lot 110, Section 4A, 200 Dogwood Drive. DeBarr, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted.
5. Lot 230, Section 4A, 100 redbud Circle. Munson, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted.
6. Lot 247, Section 2, 103 Fairway Circle. Maple Creek/Munson, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted.
7. Lot 110, Section 1, 103 Carolyn Drive. Denis, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancy noted.
8. Lot 315, Section 2, 507 Lakeview Drive. Buffenbarger, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted.
9. Lot 033, Section 8A, 208 Laurel Drive. Johnson, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted.
10. Lot 480, Section 3A, 1052 Lakeview Drive. Dixon, owner. Resale inspection performed by Tim Kost and Ed Noble. No discrepancies noted.
11. Lot 523, Section 3A, 1202 Lakeview Drive. Cunningham, owner. Resale inspection performed by Tim Kost and Ed Noble. *Two discrepancies noted no fire screens and propane tanks not screened in.*

FIELD REVIEWS – TREE REMOVAL REQUESTS:

1. Lot 154, Section 4A, 300 Dogwood Drive. Knight, owner. Request for approval of plans to remove three (3) trees dead, diseased, and crowding. Reviewed by Tim Kost. Approved and permit issued on 3/25/2022. Permit # 139
2. Lot 009, Section 5A, 108 Downhill Circle. Groce, owner. Request for approval of plans to remove six (6) trees location. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 3/25/2022. Permit # 140
3. Lot 011, Section 5A, 112 Downhill Circle. Perka, owner. Request for approval of plans to remove three (3) trees dead, diseased, and crowding. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 3/25/2022. Permit # 141

Architectural Committee Minutes

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4. *Lot 009, Section 5A, 108 Downhill Circle. Groce, owner. Request for approval of plans to remove one (1) tree on the common area for the view. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 4/4/2022. Permit # 142*
5. *Lot 219, Section 2, 221 Fairway Circle. Berry, owner. Request for approval of plans to remove five (5) trees dead, diseased, location, and impacting. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 4/4/2022. Permit # 143*
6. *Lot 312, Section 2, 501 Lakeview Drive. Godfrey, owner. Request for approval of plans to remove one (1) tree dead and diseased. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 4/4/2022. Permit # 144*
7. *Lot 065 & 066, Section 4A, 1308 Lakeview Drive. Baldwin & King, owners. Request for approval of plans to remove eight (8) trees dead and impacting. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 4/18/2022. Permit # 145*
8. *Lot 035, Section 6A, 402 Southwood Drive. Klenkar, owner. Request for approval of plans to remove twenty-four (24) trees crowding, leaning, dead, diseased, and location. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 4/18/2022. Permit # 146*
9. *Lot 029, Section 1B, 200 S. Lakeview Drive. Vincent, owner. Request for approval of plans to remove sixteen (16) trees crowding, leaning, dead, and diseased. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 4/18/2022. Permit # 147*
10. *Lot 024, Section 5A, 504 S. Lakeview Drive. Royo, owner. Request for approval of plans to remove ten (10) trees leaning, dead, and diseased. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 4/21/2022. Permit # 148*
11. *Lot 500, Section 10, 114 Country Club Drive. Gilmore, owner. Request for approval of plans to remove one (1) tree dead and diseased. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 4/21/2022. Permit # 149*
12. *Lot 448, Section 3A, 1025 Lakeview Drive. Cooper, owner. Request for approval of plans to remove one (1) tree location. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 4/21/2022. Permit # 150*
13. *Lot 043, Section 1, 168 Lake Holiday Road. Larsen, owner. Request for approval of plans to remove eleven (11) trees leaning, location, dead and diseased. Reviewed by Tim Kost and Ed Noble. Approved and permit issued on 4/21/2022. Permit # 151*

Compliance Committee
Mediator Panel Hearing Summary
Summary of Mediator Panel Hearing Determination
 April 13, 2022

Panel Members: Barbara Magill, Chris Sypher, Karen Taylor, Butch Nesbit, Kim Brotten
 Chair: Dot Wallace
 BOD Liaison: Elizabeth Hair

Hearing Number	Report Time	Name Property Address Section and Lot Compliance Committee File No.	Violation/Infraction	Mediator Panel Determination
1	7:00	David Nelson 1039 Lakeview Drive 3A/452A #22-017	SPEED CAM 35	Prepaid \$40.00 dollars.
2	7:00	Darrin Zachgo 636 Lakeview Drive 2/352D #22-018	SPEED CAM 39	\$50.00 assessment levied.
3	7:00	Justin & Natalie Gerometta Undeveloped 6A/250D #22-019	SPEED CAM 37	Prepaid \$40.00 dollars.
4	7:00	Ingrid Hernandez 1024 Lakeview Drive 3A/468B #22-020	SPEED CAM 36	\$50.00 assessment levied.
5	7:00	Michele Sunderlin 1075 Lakeview Drive 3A/532D #22-021	SPEED CAM 36	\$50.00 assessment levied.

Compliance Committee
Mediator Panel Hearing Summary

6	7:00	James Magill 1004 Lakeview Drive 3A/463/4B # 22-022	SPEED CAM 37	Prepaid \$40.00 dollars.
7	7:00	Daniel Lyons 808 Lakeview Drive 2/373D #22-023	SPEED CAM 37	Prepaid \$50.00 dollars.
8	7:00	Marion Scudder Jr. 1022 Lakeview Drive 3A/448A #22-024	SPEED CAM 37	Prepaid \$40.00 dollars.
9	7:00	James Magill 1004 Lakeview Drive 3A/463/4B #22-025	SPEED CAM 39	Prepaid \$40.00 dollars.
10	7:00	Richard Oram 328 Overlook Drive 2/388B #22-026	SPEED CAM 39	Prepaid \$40.00 dollars.
11	7:00	Jim Janke 1091 Lakeview Drive 3A/540A #22-027	SPEED CAM 36	\$50.00 assessment levied.
12	7:00	Randolph Seratte 118 Country Club Drive 10/502D #22-028	SPEED CAM 39	Prepaid \$50.00 dollars.

Compliance Committee
Mediator Panel Hearing Summary

13	7:00	Antonio & Donna Loureiro 107 Country Club Drive 10/497C #22-029	SPEED CAM 37	Prepaid \$40.00 dollars.
14	7:00	Marion Scudder Jr. 1025 Lakeview Drive 3A/448A #22-031	SPEED CAM 37	Prepaid \$40.00 dollars.

Finance Committee Meeting

April Minutes

6:30 PM Tuesday, April 19, 2022

There were no members speaking in open forum.

Chair: Ed Noble

Members Present: Helen Carter, Jim Coates, John Martel, Darrell Melcher, Butch Nesbit, Richard Tracyk, and Tom Wallace

Members Absent: Pat Majewski, Jarret Tomalesky

A quorum was established and the meeting was called to order at approximately 6:35 PM. The agenda was approved except the order of topics was changed

Approve meeting minutes:

- The March 2022 minutes were approved.

Agenda:

- Review of March financials. We had a general discussion of the variances between budget and actuals, with a consensus that we are doing fairly well so far this year. We are expecting inflationary growth as a result of the current economy.
- Discussion of delinquent members listing in newsletter. We have four pages of outstanding delinquencies ranging from \$ 5.00 to \$ 10,000.00. Some of these receivables are having payments applied each month. Therefore, these names should not be grouped with the delinquencies; and some are just late fees. So, we need to review the listing, to remove these type of anomalies.
- Review potential changes to CIP process. We were in agreement with the goal of maintaining approximately \$ 120 K for the restructuring the CIP program. So that the prioritization of projects could be accommodated better in the future.

The meeting adjourned at 7:50 PM.

The next Finance Committee meeting will be on Tuesday, May 17 at 6:30 PM.

Lake Holiday CC
Lake Committee Min DRAFT
April 14, 2022 7:00pm

2022 Meeting Schedule: Jan 13, Feb 10, Mar 10, **Apr 14**, May 12, Jun 09, Jul 14, Aug 11, Sep 8, Oct 13, Nov 10

Call in Number: Zoom meeting – see instructions included in email for access

Members: Chris Anderson, PJ Barbour, Judi Borcharding, Michele Bradshaw, Mike Bradshaw, Brian Brown, Derek Charles, Richard Church, Carisa Dueweke, Chris Dueweke, Greg Eckles, Karen Eckles, Terry Hardgrave, Chad Harrington, Steve Herring, JT Hesse, Barbara Hilder, Mike Hilder, Adele Imber, George Imber, Cynthia Keefer, Eric Keefer, Karen Kimmel, Pat Majewski, Margaret McCulla, Jared Mounts, Jim Pagenkopf, Pat Pagenkopf, Rick Post, Wayne Poyer, Kathy Ressler, Sharon Rheinberger, Jack Sperry, John Stover, Linda Tite, Ward Vaughan

Jon Reedy (Board Liaison)

Members Absent: Brian Brown, Carisa Dueweke, Chris Dueweke, Terry Hardgrave, Jared Mounts, John Stover, Linda Tite, Ward Vaughn

Planned Absent: JT Hesse, Barbara Hilder, Mike Hilder, Pat Majewski, Wayne Poyer, Jon Reedy, Chad Harrington, Kathy Ressler, Rick Post

15 Minute Open Forum:

Ed Noble (guest): LH 50th anniversary celebration - activities committee is requesting boat owner volunteers to supply boat ride tours of the lake on Sunday May 22 from 2-4pm.

Steve - New doc arrangement - Observed the dock to the left of the ramp has started to come apart.

Ed - Requesting community survey questions that have been presented.

Confirm Quorum: 36 members- 9 planned absences - 31 total members in planned attendance, 15 needed for quorum.

19 in attendance, quorum confirmed.

Approve Agenda: Jim moved to approve, Judy second - Approved

Previous Minutes: Richard Church - Approved

Old Business:

Registered Boats (begin updates in May) - no update

>= 10 HP: 2021 (368), 2020 (321), 2019 (326), 2018 (321)

Under 10 HP: 2021 (32), July (27), June (24), May (17), Apr (15), (2020 (32), 2019 (50)

Non-Motorized: 2021 (876), July (777), June (631), May (436), Apr (322), 2020 (778), 2019 (703), 2018 (559)

Working Group Chairman/Secretary Reports:

● **Water Quality Testing/Rainfall Monitoring: Judi**

1. 2022 E-Coli/Secchi Sampling - Thanks again to the Herring's and the Eckles, they have volunteered for the 3rd year in a row to do the weekly water testing from May – September. Richard Traczyk has also volunteered to assist. Training has been arranged with the Friends of the Shenandoah. We will start sending out our weekly update and monthly spreadsheet after the first sampling/training session. Richard Church can also assist with boat for testing as needed

2. Water Quality: **Jim Pagenkopf** We expect to receive the 2021 annual monitoring report from PH within the next 1-2 months. The PH 2022 annual monitoring contract was received and signed by Mike Goodwin in late March. The first of three 2022 sampling periods is expected to occur in late May.

- **Aqua Customer Advisory Council: Steve** During recent stream walks originally we discovered and exposed force main from PS 13. This was brought up to Aqua and their response was that they would put a metal sleeve around it to stabilize it. This has not occurred to date. A recent stream walk discovered a similar situation at PS 10 off LV and right next to the lake at Yeiders. I have addressed this item with Aqua and have not received a response. In addition I have requested an in person meeting to discuss these issues and to tour their facilities.

April 7 400k of partially treated water went out from the waist water treatment below the dam. Reported to DEQ

● **Rules, Regulations & Enforcement: Margaret**

1. Boating test url (<https://lakeholidaycc.org/boat-safety-exam/>)

● **Newsletter/Communications: Karen**

1. Newsletter boating rules safety article (attachment)

● **Fishery/Habitat: Jared** - not in attendance no updates

1. Fall fish stocking
2. Fishing tournament

● **Water Fitness, Recreation and Water Sports: Ward/Karen** - no update, normally starts up end of May

- Marina Reconfiguration Project: **Jon/Chris** Additional landing, pathway and paving work is being coordinated by the office this spring.

-Chris will request an update from Office on paving schedule.

- Tributary/External Loading (Sediment/Erosion & Run-Off Control): **Jim**
 1. Best Management Practices Update: Jim is (still working on) a draft power point presentation on the “Plan to Protect Lake Holiday’s Health” that will be presented to the Board sometime this year. A draft of the presentation should be ready by May for review. Given that the “Plan” is a draft (see attachment from the January LC agenda), any comments or concerns provided by LC members will be addressed prior to the Board presentation.
 2. Community “Stream Walk” preliminary results. Jim is in the process of reviewing the photos and other information gathered by the eighteen volunteers from their stream walks. Attached is a “very preliminary” report that describes the approach being used to rank and prioritize stream paths for potential “restoration/erosion control”. So far only 4 of the 15 stream paths have been reviewed/ranked. With John Stover and Chris Anderson’s help we are working on a centralized data base/repository system for all volunteers to upload their GPS-tagged photos and related info. After receipt of all photographs and notes, we will review and prioritize areas exhibiting the most serious erosion conditions. Longer term the plan is to hire a consultant to develop a restoration plan and apply for the necessary permits, as per recommendations from Frederick County Public Works. (For future discussion).

New Business:

- Board Liaison Update: **Jon**
 1. Draft Board Tab: Lakeside Marine (Corey Garrison) Request for lake access (request has support of the General Manager, Board President and LC Board Liaison) (attachment).

Richard Church - Motion to approve the proposal as submitted to the LC, For = 0, Unanimous against.

2. Open Forum discussion regarding the need for PRP changes to allow home renters in Lake Holiday to rent the ClubHouse. Current PRP language prohibits this ability.
3. Board Member (Robert Adams) resignation based on moving from the community. Based on a previous community vote to eventually move to a 9 member Board the current Board voted to not fill the open position.
4. New Snack Shop operator will be the Purple Cow. Initial discussions with this vendor show a larger number of menu options.
5. A Board Working Group has plans to review/rewrite all current PRP’s as needed. All Committee Chairs and other interested parties should request participation in this process.

6. Board approved placement of two small covered pavilions at the Dog Park at a cost not to exceed \$7,500 (materials and labor).
7. Treasurer reports that LHCC's financial position remains strong. Per VA POA law, LHCC is required to conduct an external review/audit of our Replacement Reserve Fund every 5 years. Reserve Advisors will perform this task during May/June.
8. LHCC has purchased a second Speed Camera based on the continued problem of excess speed within the community. A Board Working Group will begin review of additional control/compliance measures to reduce this trend.
9. Per the VA POA, LHCC must complete a Membership Survey every 5 years. Master Planning requested/received Board approval of a "not to exceed cost" of \$7,000 to prepare/complete this 2022 survey.
10. LHCC 50th Anniversary will be celebrated on May 20-21. All Committees should explore ways to participate and add value to this event.

Adjourn: Motion to Adjourn, meeting adjourned 8:16