



KCPOA Architectural Review Committee Meeting
Agenda

<https://us02web.zoom.us/j/82914427274>

Date & Time: October 8, 2024 at 2:00pm

Location: KCPOA Management Office and via Zoom link

Committee Members: Barbara Rist, Chairman; Steve D'Amico, Member; Tom Danner, Member; Nicola Myers-Murty, Member; Jim Gathen, Member

Management Team: Dakota Santellana – Welcome!

Call to Order:

Quorum:

Guests:

Approval of Minutes: ARC meeting minutes for September 24, 2024 submitted for approval

Old Business:

1. Top of Foundation Certifications – Received and Verified

None this period

2. Top of Roof Certifications – Received and Verified

None this period

3. Drainage Surveys – Received and Verified

3123 Virga Loop

3236 Virga Loop

3212 Virga Loop

New Business:

1. 3270 Kissing Camels Drive – New Construction, Submitted for Preliminary Review

This Preliminary New Construction Package was submitted on October 2, 2024 and circulated to the committee for review at this meeting.

Ratification of Consent for Actions taken by the ARC between Formal Meetings:

1. 5128 Lyda Lane – Remodel Project. Final Approval

This Remodel project was submitted on September 30, 2024 and circulated to the committee for review. The project entails removing the existing asphalt driveway and replace it with a new concrete driveway. A broken concrete walkway will also be replaced with material matching the drive. On October 1, 2024, the motion was made and seconded (Rist/Myers-Murty) to grant Final Approval for this project. Motion carried. The owners were notified by email/USPS. Letter to file.

2. 2550 Hill Circle – Landscape Remodel Project, Final Approval

The Landscape Remodel project was submitted on September 30, 2024 and circulated to the committee for review. This project entails removing sod and large shrubbery from an area bordering the driveway on this property; replacing it with decorative rock to match existing. On October 2, 2024, the motion was made and seconded (Rist-Myers-Murty) to grant Final Approval for this project. Motion carried. The owners were notified by email/USPS. Letter to file.

3. 3730 Camel Grove – Landscape Remodel Project, Final Approval

This Landscape Remodel project was submitted on October 1, 2024 and circulated to the committee for review. The project entails removing some native lawn area in the front yard and extend an existing berm, adding boulders, rock and plant materials. On October 3, 2024, the motion was made and seconded (Danner/Rist) to grant Final Approval for this project. Motion carried. The owners were notified by email/USPS. Letter to file.

4. 3710 Camels View – NC Change Request & Update, Final Approval

The New Construction Change Request and hardscape materials submittal were received on October 2, 2024 and circulated to the committee for review. A change in the stucco color and metal material for fascia and trim was requested. Hardscape paver selection, for all exterior areas, was also submitted. On October 4, 2024, the motion was made and seconded (Rist/Danner) to grant Final Approval for these changes and additions. Motion carried. The owners were notified by email/USPS. Letter to file.

Other Business:

1. 3685 Hill Circle – Non-Conformance with Completion Requirements

2. Completed Projects - The following projects have been completed and inspected by the ARC. The files have been closed and homeowners notified that they may retrieve printed copies of construction and/or landscape plans; any items not collected within one week from the notification will be destroyed. All electronic files are retained by KCPOA.

- 3123 Virga Loop – New Construction and Landscape
- 3236 Virga Loop – New Construction and Landscape
- 3212 Virga Loop – New Construction and Landscape
- 3449 Crest Hollow View – NC Landscape

Management Office Report:

Next Scheduled Meeting: October 22, 2024 at 2:00pm

Adjournment: