

OCHL-12 HOMEOWNER'S ASSOCIATION

ARCHITECTURAL CONTROL COMMITTEE (ACC) MINUTES

ACC OFFICERS: Dave Baker, Chair, Dani Folsom, Secretary, Mike Richardson, Dennis Hutton
Members: Al Prescott (Windward Bluff), Michael McMillan Resource Members: Tom Deacon, Kellie Coffey

September 10, 2019 Meeting Minutes

Attendees: Dave Baker, Tom Deacon, Dani Folsom, Michael McMillan, Dennis Hutton, Joe Rystrom, Kellie Coffey, Al Prescott

1. Meeting called to order at 6:35 pm and closed at 7:25 pm.
2. July 2, 2019 ACC Minutes were approved.
3. **ACC Member Assignments.**

(1) View Protection Golf Course –

Deacon: Golf Course is experiencing financial stress. Discussion included use of HOA funds to proceed with removal of golf course view impairment trees. In doing so the concern is the precedence it would set. If we pay for what the Golf Course is obligated to pay, not only does that jeopardize future dealings with the golf course but it could also cause others, such as homeowners, wanting us to pay for trees in their yards blocking a neighbor's view. We want to exhaust all other alternatives before seriously considering the HOA paying for these trees to be removed.

Idea's included getting residents with an interest to agree to collectively meet with the golf course to put pressure on them to proceed. Folsom to organize this meeting.

Also discussed the idea of cleaning out the smaller alders in community areas. It was suggested we do this on a weekend with volunteers.

(2) Home Maintenance and Other Community Maintenance – Hutton reviewed St. Andrews and Clubhouse Lane lighting issues after his recent audit of all lighting around the entrances. Repairs/replacements of light fixtures will be required. Baker to check for lighting options.

Baker: Follow-up to spring cleaning initiative discussed regarding addressing violations noted during the last audit. Discussion included addressing garbage cans being left out. Idea's to encourage compliance included: putting sticky notes on garbage cans, knocking on doors in the evening or on weekends.

(3) Open Space – Baker: Still no news from the City regarding protected area project. Due to the heavy growth in the site we were asking the city to meet with us to see if any changes in the mitigation plan were warranted.

Baker: Monarch Landscaping increased cost of \$500 will address maintenance of the strip of grass at the bottom of Bayview, the addition of flowers in front of the St. Andrews monument.

Baker: St. Andrews Drive sprinklers by the golf course are not working correctly. The rotor head on 8 sprinklers needs replacements. Costs are estimated at \$800. Baker to check for a source for pricing.

It was suggested that Jorge provide pricing to mulch the lower pond area.

Discussion around plants dying from lack of irrigation by golf cart path on St. Andrews Drive. It was reported by our previous landscape contractor that the control of this water line was either on the golf course or one of the two neighboring properties. As it turns out the control is on the golf course.

4. **New Business:** Hutton/Folsom: Trying to set up neighborhood Block Watch and Mapping the Neighborhood Initiative. Discussions included exploring email options to reach out to residents since most residents may prefer other options besides meeting in their homes.

Folsom to assist Hutton with putting these initiatives into action.

5. **Next meeting October 1, 2019**