

DRB Committee Mtg Minutes, December 11, 2023

The meeting was called to order at 6:30 pm by Nancy Barone

Quorum Reached: Nancy Barone, Kim Davenport and Laura Grim

CC&Rs - Covenants, Conditions & Restrictions (KV Single Family Deed Restrictions)

All Construction material (dumpster, sand and pavers, etc) must be stored on Residential Property and NOT in the street, sidewalks or common areas. Materials and/or unhitched dumpsters left unattended in the street are subject to be towed.

2606 Arrow Pointe Dr – Approved – Roof. Owens Corning Duration, Color Chateau Green. White or Black Drip Line.

2645 Banner Stone Ct – Not Approved- Concrete block retaining wall on amenity lot on rear property line. **Reason for Disapproval:** Constructed without Architectural approval or engineering study.

2652 Banner Stone Ct - Approved - Driveway and Entry walkway. Grind Oil Stain and repair area. Resurface both with Sure Crete Broom finish overlay. Natural concrete color.

2819 Banner Stone Ct – Not Approved- Shed/Accessory Structure. 8X8 resin garden shed on raised wooden/trex decking in backyard. **Reason for Disapproval:** In accordance with the Covenants, Conditions and Restrictions (CC&Rs), Article X , Section 5 Use Restrictions, accessory structures, sheds and/or wood/trex decking is not permitted.

2819 Banner Stone Ct – Not Approved – Gazebo and Decking. 10X12 Aluminum frame w/roof Gazebo and side cloth covering on raised trex decking.. **Reason for Disapproval:** In accordance with KV CC&Rs Article X, Section 5 Use Restrictions, gazebos and wood/ trex decking is prohibited.

2541 Big Pine Dr - Approved - Exterior Paint. Group #10; Body Stone Lion SW7507; Trim Windfresh White SW7628; Door Divine White SW6105. Garage Doors to be painted same as body.

2635 Big Pine Dr - Approved - Driveway Stain. HOA Color HC141 Cemented Deal.

2635 Big Pine Dr – Approved - Fence. Remove 6’ wooden sideyard fencing and front gate on right side of home and replace with white PVC vinyl sideyard fencing 6’ until back of home then transition down to 4’ fencing for amenity lot. Add one 4’ white PVC panel on back right corner at back of lanai to enclose that area. Remove right side front wooden gate and add White PVC vinyl 4-5’ walk gate.

2641 Big Pine Dr - Approved - Fence. Replace 6’x5’ wooden gate on left side of home and replace with white PVC vinyl 6’x 5’ walk gate.

2008 Blue River Rd – Approved – Exterior Door. Replace front door with impact resistant steel frame door w/privacy laminate glass and matching side lite. Color same as existing Geneva/Inky Blue SW9136.

2022 Blue River Rd – Not Approved – Fence. Request to keep recent revised corner lot revised fencing. Replaced 4’ panels on street side w/6’ panel and 6’ double gate. Removed 4’ panels on rear corner and increased to 6’. **Reason for Disapproval:** Does not meet CC&R specifications for Corner Lot fencing.

2022 Blue River Rd – Approved – Fence. Remove all 6’ fence panels and double gate on street side and replace with white PVC vinyl 4’ panels (one 4’ x 5’ walk gate is optional). Remove 6’ fence panel(s) across back up to the back wall of the home, and replace with 4’ panel and then add one transition from 4’ to 6’ connecting to 6’ fence across the rear yard.

2610 Eagle Crest Ct – Approved w/Condition - Front Left Side yard. Replace all rock and plantings with St Augustine sod. **Condition** -Alteration completion not later than March 2024.

2525 Eagle Crest Ct - Approved - Window/Sliders. Replace with hurricane impact resistant windows white vinyl frame, same appearance and style.

2227 Indian Key Dr - Approved - Exterior Paint. Group #19 Body Acacia Haze SW9132; Trim Natural Linen SW9109; Door Rock Bottom SW7062. Garage Doors to be painted same as body color.

2345 Indian Key Dr - Approved - Roof. Owen’s Corning, Asphalt Shingles, Color Aged Copper. Drip Line White or Black.

2401 Indian Key Dr - Approved - Roof. Timberline GAF HDZ, Asphalt Shingles, Color Slate. Drip Line White or Black.

2503 Indian Key Dr – Approved – Roof. Owen’s Corning Duration, Asphalt Shingles, Color Desert Rose. Drip Line Beige.

2002 Oswego Dr – Approved – Exterior Existing Paint. Repaint garage doors. Color Colonnade Gray SW7641.

2623 Jays Nest Lane - Approved- Exterior Existing Paint. Repaint trim. Color Oyster White SW7637.

2844 Ponce Ct - Approved - Roof. Owen’s Corning Duration, Asphalt Shingles, Color Amber. Drip Line White or Black.

2830 Punta Palma Ct - Approved - Exterior Paint. Group #10 Body Stone Lion SW7507; Trim Windfresh White SW7628; Door Roycroft Copper Red SW2839. Garage doors to be painted same as body.

2819 Ravendale Ln – Approved – Roof. Landmark Certain Teed, Asphalt Shingles, Color Mohave Tan. Drip Line White or Black.

2647 Sierra Vista Wy – Approved – Roof. Landmark Certain Teed, Asphalt Shingles, Color Resawn Shake (Light Brown). Drip Line White or Black.

2640 Wood Pointe Dr – Approved – Roof. Owen's Corning, Asphalt Shingles, Color Brownwood. Drip Line White or Black.

Meeting Adjourned @ 7:45 pm

Next meeting: Jan 8, 2024 @ 6:30 pm