

**Minutes of the Architectural Control Committee (ACC)
July 20, 2017**

The meeting was called to order at 7:09 pm by Olin Barnett. Present were the following: Peter Thibodeau, Charles Leo, and Ilene Schwartz and one resident (Troy) & one director (Tom Leavitt). It was established that a quorum was present.

A motion was made by Peter Thibodeau to accept the June minutes as presented; seconded by Charles Leo. All approved.

Olin has returned the color books to the pool office as requested. They were given to Katy by Tom.

A discussion took place regarding mailboxes in general:

- Choose a common mailbox with ACC specifications for all 3 areas that have specialized mailboxes (Cambridge, Kensington & Stratford)
- Tom to reach out to the BOD when the guidelines are adopted to gather their thoughts on interest to pursue

1. Discussed Painting Guidelines:

- Approved using the older door colors for the color books; allowing the 17 door colors that are currently in the color selection books of 2010.
- Removed language in the painting guidelines as per the attorney's recommendation pertaining to using 'original paint color schemes'.

2. Reference to Garage Door Painting Options:

- Painting of garage doors may be color of the body or trim or white if homes with all white metal trim. [Reference to page 37].

3. Discussed Circular Driveways:

- One application was received from a property owner requesting a circular driveway; the committee has reached out to the property owner regarding this request and he has not responded.
 - ACC checked with Dept of Transportation (DOT) as to specifications required;
 - Gave owner answer that not possible to install within DOT specs;
 - Owner has not responded back after numerous efforts to communicate and gather further information;
- Inserted new language to meet DOT specs (requiring min of 12' & no circular driveway or additional entry point to the roadway); One (1) entry point to any house. Therefore, no circular or additional entryways.

4. Discussed language regarding allowance of play equipment with regard to McNeil's request to define more fully. Doug provided feedback to Olin. Needs to be referred to attorney for review of the language whether "Useable" or "No Longer in Use" is more definable language to.

Ilene made motion that we accept all four (4) proposals; 2nd by Charles. Unanimously approved.

Discussed yard of the month; no one volunteered to take on the assignment. Therefore, abandoned the effort to pursue further with the Board.

Ilene made motion to adjourn the meeting; Charles 2nd. Meeting adjourned at 8:20 pm.

Approved by Committee on August 24th.