

Portofino Shores
Architectural Control Board (ACB)
Meeting Minutes of January 9, 2018

Present: Steve Pariseau, Susi Pelot and Greg Haywood (on phone).

Meeting called to order at 7:00 p.m.

5638 Sunberry Circle

Application to REMOVE ALL ROOF BARREL TILE ON HOUSE and REPLACE with New Tile of Same Style (Spcl-At) and As Close as Possible, Match to the Existing Color of MANGO. Lot 499 Scheme #9. Contractor: Capps Roofing, Inc., Hobe Sound – 772-336-5495.

NOTE: Modification(s) to any part of this Conditional Approval must first be approved by the ACB.

Motion by Pariseau to give conditional approval to begin work ***subject to the following:*** Homeowner to provide a hard sample (not a photo) of the new tile to be used prior to any work being done. ACB retains right to approve or deny based on the provided sample. Support by Pelot.

Motion carried unanimously.

5646 Sunberry Circle – Lot 501

Application to REPAINT HOUSE USING EXISTING COLOR SCHEME #5. Doors to be painted in Trim Color. Contractor: Coastal Painting of South FL, Inc., Coconut Creek – 800-320-8083. ***Note About Paint Colors: House and Trim Paint Colors Matching the Approved Colors for Portofino Shores are No Longer Available By Using 'SW', 'CW' or 'HC' numbers due to pigment variations. The Sherwin-Williams store at 3400 43rd Ave. in Vero Beach has NEW FORMULATIONS that exactly match the Approved Colors. Make your Contractor aware of this as Homeowners are responsible for House and Trim Colors Matching the Approved Colors.***

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Motion by Pariseau to give conditional approval to begin work. Support by Pelot.

Motion carried unanimously.

5729 Sterling Lake Dr.

Application to INSTALL 6 FT. TALL WHITE VINYL PRIVACY FENCE to Enclose Entire Backyard. Style of fence to match and abut existing neighbor's fence at left side of backyard. Fence to have one 8 Ft. gate on Left Side. Contractor: Superior Fence & Rail, Port St. Lucie – 772-224-8115. ***NOTE:*** Prior to beginning any project involving digging into or covering the ground homeowner MUST contact and coordinate with HOA Office and Maintenance Staff regarding relocation, addition or elimination of any Irrigation Sprinkler Heads, including not covering any, to continue adequate irrigation of lawn.

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Motion by Pelot to give conditional approval to begin work. Support by Haywood.

Motion carried unanimously.

5536 Spanish River Rd.

Application to INSTALL ODL GLASS INSERT in FRONT ENTRY DOOR. Approved insert is shown on Page 21 of Home Depot catalog provided. Item 612-EX, Expressions, Classic Style. Homeowner doing the work. ACB recommends that homeowners purchase and install a hurricane proof shutter over door inserts.

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Motion by Pelot to give conditional approval to begin work. Support by Pariseau.

Motion carried unanimously.

5536 Spanish River Rd. (Multi-Part Application)

Item 1. REPLACE FRONT (Garage) and REAR COACH/WALL LIGHTS. Front lights to be Allen-Roth Bronze Castine and Rear lights to be Portfolio Ellicot Galvanized Dark Sky as shown in application.

Homeowner doing the work.

NOTE: Modification(s) to any part of this Conditional Approval must first be approved by the ACB

Motion by Pelot to give conditional approval to begin work. Support by Haywood.

Motion carried unanimously.

Item 2. INSTALL 60” w by 28” h Metal Sailfish Art on Front Left Walkway Wall.

Motion by Pelot to **DENY** installation of proposed Metal Sailfish Art due to its Large Size and its Colors are not conforming to the esthetics of the community. Support by Pariseau.

Motion carried unanimously.

5536 Spanish River Rd. (Multi-Part Application)

Item 1. REMOVE and REPLACE ALL SOD in Backyard. Homeowner doing the work.

NOTE: Prior to beginning any project involving digging into or covering the ground homeowner **MUST** contact and coordinate with HOA Office and Maintenance Staff regarding relocation, addition or elimination of any Irrigation Sprinkler Heads, including not covering any, to continue adequate irrigation of lawn.

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Motion by Pelot to give conditional approval to begin work. Support by Haywood

Motion carried unanimously.

Item 2. INSTALL 18 Ft. by 6 Ft. RAISED GARDEN Along Rear Fence in Left Corner of Yard. Garden to be Raised approx 15” using stacked 2 x 8 Timbers. **NOTE:** Prior to beginning any project involving digging into or covering the ground homeowner **MUST** contact and coordinate with HOA Office and Maintenance Staff regarding relocation, addition or elimination of any Irrigation Sprinkler Heads, including not covering any, to continue adequate irrigation of lawn. Also, consideration to be made not to alter the drainage of yards.

NOTE: Modification(s) to any part of this Conditional Approval must first be approved by the ACB

Motion by Pelot to give conditional approval to begin work. Support by Haywood

Motion carried unanimously.

5536 Spanish River Rd.

Application to INSTALL a WALKWAY USING a COMBINATION of PAVERS & MOUNTAIN HEARTH STEPPING STONES from Driveway to Back of House. Pavers that match driveway in color & style to be installed from driveway to A/C then continue with Mountain Hearth Stone (Natural Earthtone in color) from A/C to Back Corner of House. All Pavers & Stone must not be placed closer than 18 Inches of any Property Line to maintain adequate drainage. Homeowner doing the work. **NOTE:** Prior to beginning any project involving digging into or covering the ground homeowner **MUST** contact and coordinate with HOA Office and Maintenance Staff regarding relocation, addition or elimination of any Irrigation Sprinkler Heads, including not covering any, to continue adequate irrigation of lawn.

Motion by Pelot to give conditional approval to begin work. Support by Pariseau.

Motion carried unanimously.

5753 Spanish River Rd. - Lot 293

Application to REPAINT HOUSE USING EXISTING COLOR SCHEME #5. Doors to be painted in Trim Color. Contractor: Just In Time Home Improvement & Design LLC, Fort Pierce. **Note About Paint Colors: House and Trim Paint Colors Matching the Approved Colors for Portofino Shores are No Longer Available By Using 'SW', 'CW' or 'HC' numbers due to pigment variations. The Sherwin-Williams store at 3400 43rd Ave. in Vero Beach has NEW FORMULATIONS that exactly match the Approved Colors. Make your Contractor aware of this as Homeowners are responsible for House and Trim Colors Matching the Approved Colors.**

NOTE: Modification(s) to any part of this Conditional Approval must first be approved by the ACB
Motion by Pelot to give conditional approval to begin work. Support by Haywood.
Motion carried unanimously.

5717 Sterling Lake Dr. (Multi-Part Application)

Item 1. REWORK THE EXISTING REAR PAVER PATIO Raising it by about 3 Inches and Enlarging it 12 ft. by 12 ft. using matching pavers. No part of the expanded patio will extend past side plane of house.

Item 2. FILL IN BOTH SIDES OF EXISTING PLANT BEDS at FRONT WALK with Matching Pavers.

NOTE: Modification(s) to any part of this Conditional Approval must first be approved by the ACB
Contractor for both items 1 & 2: Arellano Landscaping and Lawn Care, Okeechobee, - 863-697-1894.

NOTE: Prior to beginning any project involving digging into or covering the ground homeowner MUST contact and coordinate with HOA Office and Maintenance Staff regarding relocation, addition or elimination of any Irrigation Sprinkler Heads, including not covering any, to continue adequate irrigation of lawn.
Motion by Pelot to give conditional approval to begin work on both items. Support by Haywood.

Motion carried unanimously.

5654 Sunberry Circle (Multi-Part Application)

Item 1. ATTACH BRONZE MERMAID ART IN NICHE at Front Entrance as seen in the attached photo.

NOTE: Modification(s) to any part of this Conditional Approval must first be approved by the ACB
Motion by Pelot to give conditional approval to begin work. Support by Pariseau.

Motion carried 2 to 1 with Haywood voting No.

Item 2. Application to ATTACH MULTI-COLORED SUN ART TO GARAGE WALL along walkway as seen in the attached photo.

NOTE: Modification(s) to any part of this Conditional Approval must first be approved by the ACB

Motion by Pelot to **DENY** the install of the multi-colored sun art due to it not conforming to the esthetics of the community. Support by Pariseau. Motion carried unanimously.

5620 Spanish River Rd. - Lot 245 (Multi-Part Application)

Item 1. REPAINT HOUSE USING EXISTING COLOR SCHEME #6. Doors to be painted in Trim Color. Contractor: Lozano Bros Painting & Decorating, Fort Pierce. **Note About Paint Colors: House and Trim Paint Colors Matching the Approved Colors for Portofino Shores are No Longer Available By Using 'SW', 'CW' or 'HC' numbers due to pigment variations. The Sherwin-Williams store at 3400 43rd Ave. in Vero Beach has NEW FORMULATIONS that exactly match the Approved Colors. Make your Contractor aware of this as Homeowners are responsible for House and Trim Colors Matching the Approved Colors.**

NOTE: Modification(s) to any part of this Conditional Approval must first be approved by the ACB

Motion by Pariseau to give conditional approval to begin work. Support by Haywood.

Motion carried unanimously.

(5620 Spanish River Rd cont.)

Item 2. INSTALL SURVEILLANCE CAMERAS AT 5 LOCATIONS AROUND OUTSIDE OF HOUSE as indicated on the attached drawing. Homeowner doing the work. Motion by Pariseau to give conditional approval to begin work SUBJECT TO the following: 1.) Cameras must be stationary and may not be remotely controlled to adjust view; 2.) For neighborhood privacy, cameras must be pointed so they only capture images on property at 5620 Spanish River Rd and not able to view any neighbor's or association property. Support by Haywood. Motion carried unanimously.

5941 Spanish River Rd.

Application to INSTALL 6 FT. WHITE VINYL PRIVACY FENCE to enclose backyard.

Motion by Pariseau to DENY this application due to homeowner was unable to secure a quote prior to this meeting. Support by Pelot. Motion carried unanimously.

5746 Place Lake Dr.

Application to INSTALL LOW VOLTAGE LANDSCAPE LIGHTING as indicated in attached drawing.

NOTE: Modification(s) to any part of this Conditional Approval must first be approved by the ACB

Homeowner doing the work. **NOTE:** Prior to beginning any project involving digging into or covering the ground homeowner MUST contact and coordinate with HOA Office and Maintenance Staff regarding relocation, addition or elimination of any Irrigation Sprinkler Heads, including not covering any, to continue adequate irrigation of lawn.

Motion by Haywood to give conditional approval to begin work. Support by Pelot.

Motion carried unanimously.

6217 Sunberry Spring Lake Terr.

Application to ADD RAINGUTTERS TO FRONT OF HOUSE to match existing gutters on sides & back.

Contractor: The Guttersmith, Ft. Pierce – 772-462-3777.

NOTE: Modification(s) to any part of this Conditional Approval must first be approved by the ACB

Motion by Pelot to give conditional approval to begin work. Support by Haywood.

Motion carried unanimously.

5918 Walnut Park Lane (Multi-Part Application)

Item 1. Install TWO Triple Date Palms as indicated on attached drawing.

Item 2. Install a Concrete Patio Slab with a future screen room.

Motion by Pelot to DENY this application due to the following:

Item 1: Triple Date Palm may not exist.

Item 2: There were no specifications or quote information provided regarding the concrete slab.

Both items: No Contractor Name(s), License or Insurance info was provided in application.

Support by Haywood.

Motion carried unanimously

5717 Spanish River Rd.

Application to REPLACE EXTERIOR WALL LAMPS with Item 211 771 Cambridge Collection as provided in photo with application. Bronze Finish. Dimensions: 16.5 in. Tall by 8.1 in. W by 9.1 in. D.

Homeowner doing the work.

NOTE: Modification(s) to any part of this Conditional Approval must first be approved by the ACB

Motion by Pelot to give conditional approval to begin work. Support by Haywood.

Motion carried unanimously.

6104 Santa Margarito Dr.

ACB Action: to Allow Modification of a Previously Approved Application Dated FEB. 9, 2017 with this change: Plant a Single-Trunk Foxtail Palm Instead of Planting a 3-Trunk Christmas Palm. No other changes are made to the approval.

Motion by Pariseau to change our approval allowing for a Single-Trunk Foxtail Palm. Support by Pelot.
Motion carried unanimously.

Other business:

Next Scheduled Meeting: January 23, 2018 – 7pm.

Meeting Adjourned at 8:45 p.m.

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