

**TALLAVANA HOMEOWNERS' ASSOCIATION, INC.
ARCHITECTURAL CONTROL COMMITTEE**

Minutes/Report

Meeting of the monthly Architectural Control Committee (ACC) was held on March 6th, 2007 at the Havana Public Library in Havana, Florida.

PRESENT: Pat Powell, Jim Grantham, Virginia Everett, (ACC members) and Mike Mapstone, Tom Scott and Mike Jefferis (THA Board members) (Board Member Rob Combs was also present but had a personal interest in the meeting as one of the submittals to be considered was his.)

ACC Resignations received prior to 3/6/07 meeting: Andrena Knicely, Jean Wood and Ron Crawford. A resignation from Mark Palmquist was received in January.

Approvals:

Rob Combs, 1260 Tallavana Trail, submittal for the removal of 3 diseased oak trees and the clearing of a small area to park a boat.

Mark & Carolyn Palmquist, 3211 Tallavana Trail, submittal for property repairs and improvements. ACC approved the removal of 5 trees on lakeshore, repair of deck over water and a 225-foot boardwalk from the driveway to the dock to allow wheelchair access. The boardwalk will bridge to the dock.

Other ACC Issues:

Jill Westendick emailed the Board concerning a danger tree on her property. She inquired about the process to get permission to have the tree removed. The danger tree is not in the buffer. Mrs. Westendick was given permission from the Board to remove the danger tree but was also asked to keep the ACC informed.

Mike Jefferis reported that Greg Shields, Lot A-33, received prior ACC approval for his new home and septic site. The Health Department has disapproved the septic tank so the tank will have to be moved. The existing tank is too close to what is considered wetlands on the adjoining lot, which is owned by THA. Mr. Shields will give the ACC a copy of the septic permit once he receives it.

It was reported that Charles Williams, 4104 Tallavana Trail (Lot F-37), has cleared some of the back buffer that adjoins the back of Lot E-12, owned by Mr. Chester. Mr. Chester reported that there is now a propane tank in the back buffer of F-37 and is very close to the property line. Mike Jefferis offered to call and/or email both parties to inform them that the county has buffer requirements, moving the enforcement to the county.

Bravo shed – A letter was to be sent to Mr. Bravo with an ultimatum regarding the shed he moved to the front yard without ACC approval. As of this meeting, the letter has not been sent. The ACC is to draft a letter, pass the letter to Debbie, who will then forward the letter to the Board for their approval prior to sending the ultimatum to Mr. Bravo.

Brad Cox – Mr. Cox started to install a fence in his back yard without ACC approval. Mr. Cox was asked by the previous ACC chairperson to cease work on the fence and submit plans for his fence. As of this meeting, no submittal has been received. Jim Grantham will make a courtesy call to Mr. Cox and ask that he submit the plans for his fence.

Let it be noted that appointments to the ACC will be discussed at the March 13th Board Meeting to fill the positions left open due to resignations and expired terms.

Respectfully submitted,

Debbie Robinson
Corporate Secretary for
Tallavana Homeowners' Association