

Portofino Shores
Architectural Control Board (ACB)
Meeting Minutes of July 9, 2019

Members Present: Steve Pariseau, Larry Lucas, Jim Grubb, John Bardsley

Meeting called to order at 7:03 p.m.

5621 Sun Pointe Dr. - did not attend

Application to ENLARGE PLANT BED AREA in Front of House and ADD 1 Adonidia Palm, 2 Philodendrons and 2 Lemon Grass Plants as indicated in attached drawing. Contractor: Marciano Lawn Care.

Note about Plant Beds: All trees and plants must be planted within a bed covered in colored wood mulch or natural stone (not white in color) maintaining a uniform look within the community. Trees may not be planted closer than 5 feet from any property line. Plant beds may be installed at the property line however plants may be planted no closer than 18 inches from any property line. **Note about Irrigation:** Prior to beginning any project involving digging into or covering the ground homeowner MUST contact and coordinate with HOA Office and Staff regarding relocation, addition or elimination of any Irrigation Sprinkler Heads, including not covering any, to continue adequate irrigation of lawn.

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

Motion by Bardsley to give conditional approval to begin work. Support by Lucas.

Motion carried unanimously.

5534 Place Lake Dr. - did not attend

Application to ATTACH A 'RING' HOME SECURITY CAMERA/FLOODLIGHT to back of house.

Motion to DENY application due to: Specific Location Information not included in application by Grubb.

Support by Bardsley.

Note: ACB may reconsider if homeowner provides drawing of where on rear of house unit is to be installed.

5834 Sunberry Circle, attended

Application to REMOVE BACKYARD PLANTS & PAVERS AND REPLACE WITH ROAD BASE FILL, NEW PAVERS AND PLANTS & TREES as indicated on attachments. Pavers to be Autumn color and bordered with Chocolate colored Pavers. All trees to have LED uplighting. **Note about Irrigation:** Prior to beginning any project involving digging into or covering the ground homeowner MUST contact and coordinate with HOA Office and Staff regarding relocation, addition or elimination of any Irrigation Sprinkler Heads, including not covering any, to continue adequate irrigation of lawn. Contractor: Rock City Gardens, Fort Pierce.

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

Motion carried unanimously.

5750 Sunberry Circle, Lot 512, did not attend

Application REPAINT HOUSE – CHANGING COLOR SCHEME FROM #7 TO #11. Homeowner doing the work. **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. 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 Lucas.

Motion carried unanimously.

6005 Santa Margarito Dr., attended

Application to ADD 1 NEW PLANT BED and RE-DO ALL OTHER BEDS as indicated in attachments. New bed to be covered natural stone, all existing beds to have Brown Wood Mulch. New plant specs to be provided on a future application. Beds bordered with Harvest Blend 4” x 11” wall block. Homeowner doing the work.

Note about Plant Beds: All trees and plants must be planted within a bed covered in colored wood mulch or natural stone (not white in color) maintaining a uniform look within the community. Trees may not be planted closer than 5 feet from any property line. Plant beds may be installed at the property line however plants may be planted no closer than 18 inches from any property line. **Note about Irrigation:** Prior to beginning any project involving digging into or covering the ground homeowner MUST contact and coordinate with HOA Office and 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 Bardsley to give conditional approval to begin work. Support by Lucas.

Motion carried 3-0. 1 abstained.

5828 Spanish River Rd., did not attend

Application to ADD PLANT BED AT EAST SIDE IN FRONT OF HOUSE. Bed to contain approx. 8 plant varieties. Homeowner doing all work. **Note about Plant Beds:** All trees and plants must be planted within a bed covered in colored wood mulch or most natural stone (not white in color) maintaining a uniform look within the community. Trees may not be planted closer than 5 feet from any property line. Plant beds may be installed at the property line however plants may be planted no closer than 18 inches from any property line. **Note about Irrigation:** Prior to beginning any project involving digging into or covering the ground homeowner MUST contact and coordinate with HOA Office and 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 Grubb to give conditional approval to begin work. Support by Pariseau.

Motion carried unanimously.

5609 Spanish River Rd., did not attend

Application to INSTALL ACCORDION STYLE HURRICANE SHUTTERS at all openings on house as indicated in attached documents. All shutters to be IVORY in color. Contractor: Expert Shutter Services, Port St. Lucie – 772-871-1915.

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Motion by Bardsley to give conditional approval to begin work. Support by Lucas.

Motion carried unanimously.

5734 Place Lake Dr., did not attend

Application to INSTALL IN-GROUND POOL & PATIO AT BACK OF HOUSE as indicated in attachments. Pool Deck or Retaining Wall may not extend into Drainage Easement at rear of property. Contractor: Pools by Greg, Port St. Lucie – 772-337-9713. **Note about Irrigation:** Prior to beginning any project involving digging into or covering the ground, homeowner MUST contact and coordinate with HOA Office and 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 Pariseau to give conditional approval to begin work Subject to the following: Homeowner must provide the ACB with Deck COLOR prior to any construction. Support by Bardsley.

Motion carried unanimously.

5525 Spanish River Rd., did not attend

Application to INSTALL 6 FOOT WHITE VINYL PRIVACY FENCE to completely enclose back yard. Fence to abut existing neighbor's fence along right side. Fence to have Two 5 foot access gates. One at front left side facing street and another at back of yard as indicated in attached drawing/quote. Fence may not extend into Drainage Easement along county preserve at rear. Contractor: Professional Grade Fence, Inc., Palm Bay. **Note about Irrigation:** Prior to beginning any project involving digging into or covering the ground homeowner MUST contact and coordinate with HOA Office and Staff regarding relocation, addition or elimination of any Irrigation Sprinkler Heads, including not covering any, to continue adequate irrigation of lawn.

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

5937 Spanish River Rd, did not attend

Note of a change to a previous conditionally approved application for Fence Installation.
Change of Contractor to: ARK Home Remodeling, Fort Pierce.

Other business:

Next Regular Scheduled Meeting: Tuesday, July 23, 2019 – 7pm.

Meeting Adjourned at 7:53 p.m.

(9 Applications / 1 Change)