

**Ludlow Maintenance Commission
Architectural Control Committee
Post Office Box 65060
Port Ludlow, WA 98365**

~ Approved by ACC, June 8 2008 ~

Minutes of the May 20, 2009 Special Joint Meeting of the
Architectural Control and the Covenants & Regulation Committees

C&RC Members Present: Mike Larkin, Anthony Monti, Art Moyer, Dwayne Wilcox

ACC Members Present: Jim Boyer, Vaughn Bradshaw (via telephone conference), Eve McDougall and Sharron Sherfick

Call to order:

The 20 May, 2009 joint special meeting of the Ludlow Maintenance Commission (LMC) Architectural Control Committee (ACC) and LMC Covenants and Regulations Committee (C&RC) was called to order at 2:00 p.m. by Dwayne Wilcox.

Objectives:

- To analyze the ACC Policies and Procedures and bring them into compliance with the LMC Covenants and Regulations.
- To update and facilitate needed changes to the Covenants and Regulations.

Discussion Topics:

- Dwayne Wilcox asked ACC members what their biggest concerns were. Eve McDougall responded that the LMC membership does not attend meetings and asked everyone how interest could be sparked.
- Jim Boyer commented clarifications and/or amendments are needed to the Regulations regarding ACC policies having to do with paint, fences and trees.
- Differences between Policies and Regulations
- Survey of our Regulations in Comparison with other Homeowner Associations.
- The LMC Appeal process.
- Differences in the seven (7) Platts of North Bay.
- Giving the C&RC a draft of ACC amendments after each meeting.
- Paint requirements and pre-approved color palette.
- Shortening the Appeal process.
- Metal Roofing
- Number of committee members and quorum fulfillments
- United decision that each committee will work independently on issues discussed and then reconvene at a later date to tighten up language

Meeting Adjourned at 3:09 pm.

Respectfully submitted:
Susan Bartkus,
ACC Recording Secretary

