

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

~ Approved~

Minutes of the Regularly Scheduled May 3, 2010 ACC Meeting

Members Present: Bill Clark, Vaughn Bradshaw, Eve McDougall, Sharron Sherfick

Guests: Jim White

Call to order: The April 5, 2010 meeting of the Ludlow Maintenance Commission (LMC) Architectural Control Committee (ACC) was called to order at 3:00 p.m. by Chair Bill Clark. Members Eve McDougall and Sharron Sherfick were in attendance, member Vaughn Bradshaw attended via telephone conference. Member Jim Boyer was absent from this meeting

Approvals:

The ACC duly discussed and approved the following request:

LOT #	Submission Date	PETITIONER(S)	REQUEST
1-4-064	4/25/10	V. Heath & C. King	Tree Removal

New and Old Business in order of discussion:

1. During the March 1, 2010 ACC meeting, a complaint was submitted by **Alan Mills, owner of lot # 1-3-036, 92 Tye Lane**. Mr. Mills brought to the ACC photographs **of the property (lot #'s 1-3-045, 1-3-046 & 1-3-47) located directly behind him and owned by Jim White**. The ACC consequently sent a letter to Mr. White concerning a bamboo privacy screen and a wire dog run, asking him to remove these items as there had been no ACC approval asked for or given for these items. Mr. White attended this day's meeting to discuss these matters, informing the ACC that Mr. Mills had not been able to take pictures of the dog run, without coming onto the Whites property. Mr. White also explained that the dog is elderly; he plans to take down the dog run when he passes and has no desire to build a fence. Committee members agreed that the illegal fence is performing the function of a dog run to contain Mr. White's pet. While ACC authorization was not applied for it appears to be a legitimate function and would be approved. Further it is impossible to see this fence without intruding on Mr. White's property. Mr. White was instructed to submit an application for a fence and since it cannot be seen from other properties, there is no need to notify the neighboring properties as is our standard practice. While the committee agrees that the screen was not authorized by the ACC and is therefore not really legal, the committee understands the need for privacy between the two lots, and agreed that it

- could remain until plantings on the White's side of the screen could grow high enough to perform the needed screening between the properties. At that time the bamboo screen must be removed.
2. (39:00) A request to **remove a dead three (3) to six (6) foot in diameter hemlock tree was submitted by Veronica Heath and Chuck King, owners of lot # 1-4-064, 491 Rainier Lane** was discussed and will be approved pending a site visit by members Sharron Sherfick and Bill Clark, if so an approval letter will be sent.
 3. (43:00) Members discussed the lot clearing in preparation for the **New Home to be built on lot #1-4-078 on Machias Loop**, which is being built by Ferguson & Cole, with Scott Shelton as project manager.
 4. (45:00) Chair Bill Clark reported that after repeatedly trying to contact him, he was able to meet with Stephen Perry, owner of lot # 3-0-084, Yawl Lane, on April 18, 2010 regarding a **Hazardous Tree request made by Bill & Shirley Curd, owners of lot # 3-0-085, 31 Yawl Lane**. Mr. & Ms. Curd stated in their February 26, 2010 request that *"(vacant) Lot next to ours, (#3-0-084, 0 Yawl Lane, owned by Stephen Perry) due east, red tape has been placed around tree. 6 ft. in diameter large multi-trunk maple, sheds large limbs. One of the limbs fell several weeks ago and damaged a guest's car. Have picture of damage. If possible would like tree taken down. May cause extensive damage when it comes down, quite large"*. After viewing the tree, committee chair Bill Clark estimated that this tree is 2 ½ feet to 3 feet in diameter, not 6 foot in diameter. Mr. Perry stated that at this time he could not afford to pay for having the tree removed. Mr. Clark gave him a tree removal application and encouraged Mr. Perry to apply for removal as soon as he is able. Mr. Perry has not applied for a tree removal for this as of yet, members will view the site after this day's meeting to see if there has been any new progress.
 5. (51:20) Previously, Bill Clark and Eve McDougall visited lot #'s 3-0-025 & 3-0-026, at the request of **Gayle Hurd, owner of lot # 3-0-025, 42 Clipper Lane**. Ms. Hurd had stated in her **Hazardous Tree request** that *"1 large Fir, 20" in circumference was wrapped with a 9" wild (east) choke cherry, it is leaning towards kitchen. Also, a 9" Fir leaning toward kitchen beside the gravel path on the north east side"*. These trees are located on vacant lot # 3-0-026, belonging to Gary & Mary Pat Griswold. Bill Clark reported that he had spoken with Mr. Griswold, who asked Mr. Clark to have Ms. Hurd contact him directly. Mr. Clark did so by email, and requested that the neighbors will let the ACC know the outcome, as of yet they have not contacted the ACC again, Mr. Clark will contact them to see if there are any new developments.
 6. (55:00) Mr. Clark notified the committee that he will not be able to attend the next ACC meeting. Member Sharron Sherfick reported that she will be absent as well. Thus, members discussed the need for more ACC members. Mr. Clark has contacted a number of LMC members without success to see if any would be willing to serve as committee members.
 7. (58:00) Members discussed Tree and View cases that were waiting on the moratorium list and steps that ACC members have been taking to develop

- notification and application letters. Due to different matters and controversy surrounding the regulations being revised, as well as how these matters will be discussed by the LMC Trustees during the upcoming Board meeting this Saturday May 8, 2010, committee members have decided to wait until afterward before proceeding with letter notifications to moratorium applicants.
8. (65:00) Committee members spent considerable time discussing how the LMC Trustees had incorporated the new Tree and View Regulation, at the same meeting that they had a first reading at, and how some members were very upset with this procedure, as well as the changes to the regulations themselves.
 9. (77:00) Chair Bill Clark compiled a list of miss-statements from meetings and emails regarding the new Tree and View Regulation, how these concerns are mistaken and what the facts are. Mr. Clark plans to read these during his report during the LMC meeting this coming Saturday and to address the concerns directly.

Approval of the minutes of the April 19, 2010 Meeting were deferred until May 17, 2010.

The next regularly scheduled meeting of the ACC will be held Monday May 17, 2010 at 3:00 p.m. The May 3, 2010 ACC meeting adjourned at 4:43 p.m.

Respectfully submitted:
Susan Bartkus,
ACC Recording Secretary

