

# Gateway Greens Community Association, Inc.

A Corporation Not-For-Profit

## DESIGN REVIEW COMMITTEE (DRC) MEETING

**August 5, 2009 6:30 PM**  
**Gateway Greens Golf and Country Club**  
**11360 Championship Dr.**  
**Fort Myers, FL 33913**

### MINUTES

Members Present: Gene Allison; Joan Hritz; Dick Moerner Cindy Truong, Tom Johnson, Mary Ann McDonald and Donna Williams

Members Absent: Barbara Miller; Ervin Siemers; and Brian Mook

Residents Present: Denny Whitworth and Dave Tursan

#### **Call to Order**

Meeting called to Order at 6:35 P.M. by Donna Williams.

#### **Review Minutes**

The June 24, 2009 minutes were previously approved by email. A motion was made by Dick Moerner to officially approve and was seconded by Gene Allison. Minutes were again approved by all.

#### **Old Business**

Donna reported that it has been verified by Brian and Dick that the settlement agreement issues at 11540 Mahogany Run have been completed.

With verification from Denny Whitworth, BOD President, Donna reported that the BOD attorney was asked about the statute of limitations on covenant enforcement. The attorney's reply is that there is a 5 year from date of violation limitation unless our governing documents provide for a shorter time period. However, he recommends not waiting any longer than a year from the violation before taking legal action. This information results in the "grandfathering in" of the Pink Flamingo's at 11212 Callaway Greens Dr. it however, does not mean that other requests for the same must be approved. A letter will be sent.

Donna reported that infringement letters were mailed 6/22/09 which means follow up should have been completed by 7/22/2009. Since no follow up procedures are in place, none were done.

#### **Request**

11480 Persimmon Ct-Owner request replacing roof tile with Royal Palm color tile. Approved

11180 Bent Pine Dr-Owner request approval for multi brown color faux painted garage door. Pictures included. Approved

11301 Bent Pine Dr-Owner request approval for faux wood stained garage doors. Approved

12135 Hidden Links Dr-Owner applied for approval for ornamental backyard garden to be developed in 3 Phases. Prior approval by Hidden Links board. Approved.

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11756 Mahogany Run-Owner responded to infringement letter for removal of trees and shrubs with no prior authorization. Did not address tree issue in request. 1<sup>st</sup> Letter to Cure to be sent.

12561 Walden Run Dr-Owner requested clear/roll service shutters-paperwork to be given to Brian to help her Complete. Unable to make a decision based on paper received.

11841 Grand Isles Ln-Owner requested 20' flag pole to be placed on garden space in back of house. Approved

12026 Mahogany Isle Ln-requested removal of Oak tree, curb and island scrubs from side yard and plant 2 or 3 fox tail Palms in the center of the front lawn. Approved based on Lee Co approval.

10818 Pond Ridge Rd-Owner request adding a swimming pool and cage. Approved

11371 Bent Pine-Owner requested approval for Satellite Dish, Front curbing and lights in yard which has been in place for past 3 years since house was purchased. Also requested approval for a blue swing hung from front yard tree. Partial approval was granted for Satellite dish, curbing and lighting. Committee will request that swing be placed in another tree at side or back of house or removed.

11206 Callaway Greens Dr –Owner requested removal of Oak tree from left front side of house. No tree replacement information. There was also no decision from the Villa's. Request will be returned to Tropical Isles Property Management for proper documentation.

## **New Business**

Donna welcomed new member Mary Ann McDonald. She was also saddened to report the resignation of Peggy Eisenberg.

A discussion for the new follow up procedures will be tabled until Brian can be present as his input in this is necessary.

Denny requested that Donna work on the rewriting of the DRC manual to include all of the approved criteria. Donna requested that Dave Tursan and she handle this project together and then she requested that all committee members go through the manual for suggestions of necessary changes. These suggestions will be requested from the committee members at the time the 1<sup>st</sup> draft is presented before being sent to the BOD. The Rock issue is one to be addressed.

Donna reported that duplicate letters are going out to homeowners due to showing up on Covenant enforcement issues and DRC infringement issues. Brian and Denny will have a meeting to discuss this oversight.

Donna announced that she will be resigning from the committee as of September 1<sup>st</sup>. Her hopes are to be able to train her replacement prior to that time. Donna has been chairperson of the DRC committee since the first meeting May 8, 2007 and feels it is time for new leadership.

Motion made by Gene Allison to adjourn. 2<sup>nd</sup> by Dick Moerner.  
Meeting adjourned at 8:35.

Respectfully submitted

Donna Williams

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