

**Chelsea Oaks Townhomes HOA Inc
Architectural Review Committee (ARC)
And Members of the Board of Directors**

**Minutes of Open Meeting of ARC and Board of Directors, February 7,
2023 at 6:30 pm**

Attending: Mark Jordan, Bryan Bishop, Sandra King, Robert Fischer, Heather Cook, Brandon Silva, Bernadette Boardman, and Damon Smith from Floralawn.

ARC Meeting called to order at 6:30 pm on February 7, 2023 by Robert Fischer, President of HOA in Zoom meeting room and at 6339 Torrington Circle.

Maintenance and Recommendations of Trees, Shrubs, Sod:

Damon Smith of Floralawn gave an overview of recent maintenance of lawns, mulching, shrubs, trees, irrigation and pesticides.

Damon Smith advised that the soil in which a palm has had fungi (*disease*) and the tree removed, the fungi (*disease*) would still be in the soil so it should not be replaced with another palm of any kind. The new palm would eventually have the same problem. To prevent this, a different tree or plant must replace the removed palm.

Floralawn also gave us a list of recommended tree and shrub replacements suitable for Florida climate and soil.

Overview of ARC Submittals and Action of committee:

Mark Jordan gave a report of actions taken and pending with the Architectural Review Committee.

Pending Business:

There was discussion on the damaged P.O Box between **6354 and 6356 Sedgeford Drive**. Bob Fischer, President of the Association, agreed to handle the matter with the owners.

New Business:

An ARC request was submitted for expansion of screen room at **6449 Sedgeford Drive**. Further information has been requested.

Architectural Guidelines:

The committee is in the process of putting together architectural guidelines. Further research and discussion will take place. When approved by the Architectural Review Committee, the Guidelines will be submitted to the Board for their input and approval.

Adjournment: The joint meeting with the Board was adjourned at 6:45 pm by Robert Fischer.