

ARC Report to Directors October, 2021

Highlights/Overview of Activity from – 9/15/21 thru 10/9/21

Email: [teoa.arc@gmail.com](mailto:teoa.arc@gmail.com) – next meeting 11/6/21

**When a project is finished, contact us for a final inspection**

<b>Application Categories</b>	<b>Activity/Submissions Since Last Report</b>
New Homes & Additions (\$1,000 Security Deposit Required**)	Schumacher Homes/ Revell, 201 Putter Point, Ph 1, Lot 18, <b>Revise &amp; Resubmit*</b>
Dock Work, Boat Lift (\$500 Security Deposit Required**) Dredging, Riprap.	Willis, 112 Sundance, Ph 3, Lot 52, Dock, <b>Approved</b>
Miscellaneous: Decks, porches, exterior lighting, Tree removal/replacement, landscaping, athletic equipment, awnings, mailboxes, patios, playhouses, landscape lighting, etc. (See ARC Guidelines 1-1.5) A \$500 Security Deposit <b>May Be</b> required).**	Hopkins, 120 Water Links, Ph 1, Lot 6, Front Porch Repair/Granite Grip, <b>Approved</b>  Martin, 512 Ramblewood, Ph 2, Lot 89, Temporary ramp at front porch, <b>Approved</b>  Symes, 200 Putter Point, Ph 1, Lot 15, Tree Work, <b>Approved</b>  Stokes, 104 Old Mill, Ph 3, Lot 95, Tree Work, <b>Approved</b>
Pools, concrete work, roofing, projects requiring use of special or heavy equipment (A \$500 Security Deposit is Required).**	Martin, 512 Ramblewood Lane, Ph 2, Lot 80, Brick Work <b>Approved</b>  Huddle 130 Water Links, Ph 1, Lot 9, Driveway Repair, <b>Approved*</b>
<b>**This amount may be increased based on contractor's past record for compliance w/Timberlake Documents.</b>	<b>*waiting for deposit and/or additional information; or approved with stipulations.</b>

**Summary of Projects Completed/Inspected/ Files Closed since last report:**

Cohen, 501 Ramblewood, Ph 2, Lot 100, New Roof, **Approved/Closed**  
 Hahn, 457 Lake Estate, Ph 3, Lot 60, Replace Drainage Pipes  
 Kolbu, 115 Water Links, Ph 1, Lot 29, Tree Work  
 Rawlings, 139 Water Links, Ph 1, Lot 23, Grill Surround completed  
 Stellfox, 221 Lake Estate, Ph 2, Lot 113, Dock Work and Ramp Replacement

**Owner/Builder Fines/infractions:** Rennison Roofing & Exteriors fined for starting work without submitting required deposit.

**New Homes under Construction or Pending Punch-List Completion:**

**Buttle/Dick Wohlers Homes**, 445 Lake Estate, Ph 3, Lot 57 – new brick – approved; new window trim approved w/stipulations; roofing and dry wall completed, brick installation complete, stucco in process; dock – color change approved; final landscape plan approved; drywall completed; bricking completed; trim and inside work continue; owners hope to move in by end of the month.

**Henry/Henry Builders Inc.** 151 Water Links, Ph 1, Lot 20, windows in/ interior work continues.

**Steele/Gallup & Lafitte**, 828 Island Point, Ph 2, Lot 39, New Home Approved , lot being cleared; lakeside rip-rap and irrigation approved 9/8/21; window style on all four sides of home confirmed; modifications to home and driveway approved 9/11/21. Updated house plans and site plan submitted...

**VVW Development**, Spec Home, 101 Water Links, Ph 1, Lot 33, New Home Approved, foundation going in.

**Voelker/H.H. Howell Homes, LLC**, 104 Bass, Ph 3, Lot 44, lot cleared – 8 new trees will be planted.  
Reversal of house plan Approved; foundation installed; awaiting new drawing for dock modification\*

**Other Projects -Open/ Under Construction:**

Bob Shea, 127 Water Links, Ph 1, Lot 26, tree work  
Brannen, 209 Putter Point, Ph 1, Lot 16, Tree Work  
Bueno, 405 Little Key, Ph 2, Lot 107, tree work  
Buttle, 445 Lake Estate, Ph 3, Lot 57, dock & boatlift-relocation of lift requested\*  
Buttle, 445 Lake Estate, Ph 3, Lot 57, pool  
Carey, 528 Ramblewood, Ph 2, Lot 93, tree work  
Christiansen, 633 Webster, Ph 3, Lot 8, Dock Refurbish  
Combs, 116 Bass Pointe, Ph 3, Lot 41, boatlift\*  
Conti, 844 Island Pt., Ph 2, Lot 43, Generator Installation  
DelleBovi, 413 Lake Estate, Ph 3, Lot 47, Replacement of deck rails  
DelleBovi, 413 Lake Estate, Ph 3, Lot 47, tree work\*  
Duke, 637 Webster, Ph 3, Lot 9, Dock Refurbish  
Fordham, 271 Lake Estate, Ph 2, Lot 86, pool fence  
Fordham, 271 Lake Estate, Ph 2, Lot 86, pool installation  
Gallman 144 Water Links, Ph 1, Lot 12, Landscaping Project  
Gallman, 144 Water Links, Ph 1, Lot 12, Driveway repair\*  
Gallman, 144 Water Links, Ph 1, Lot 12, Tree Work  
Gallman, 144 Water Links, Ph 1, Lot 12, tree work rear yard  
Greiner, 440 Lake Estate, Ph 3, Lot 64, dock & boatlift\*  
Hahn, 457 Lake Estate, Ph 3, Lot 60, boatlift motor adjustment\*  
Hannah, 136 Water Links, Ph 1, Lot 10, Tree Work  
Hicks, 721 Bridgecreek, Ph 2, Lot 72, tree work  
Kelly, 832 Island Point, Ph 2, Lot 40, and pillar and crawl-space door change  
Kelly, 832 Island Point, Ph 2, Lot 40, Paver walk  
Kelly, 832 Island Point, Ph 2, Lot 40, tree work  
Kibler, 861 Island Point, Ph 2, Lot 65, tree work  
Kletter, 108 Sundance, Ph 3, Lot 53, addition\* on hold  
Krett, 888 Island Point, Ph 2, Lot 57, dock refurbish  
Landess, 208 Old Summer, Ph 3, Lot 79, landscape lighting  
Lindsey, 105 Deerwater Run, Ph 3, Lot 27, Deck and Dock Painting,  
Lindsey, 105 Deerwater Run, Ph 3, Lot 27, Tree Work,  
McCay, 453 Lake Estate, Ph 3, Lot 59, Replace boatlift  
McClure, 621 Webster, Ph 3, Lot 5, deck repair/ upgrade project  
McClure, 621 Webster, Ph 3, Lot 5, tree replacement  
Murray, 104 Turtle, Ph 3, Lot 22, Replacing all windows/ new style  
Peagler, 104 Water Links, Ph 1, Lot 2, Tree Work  
Pittman, 916 Lake Spur, Ph 2, Lot 47, dock refurbish  
Sharps, 889 Island Point, Ph 2, Lot 58, replace rear sliding doors– on hold  
Shelton/Damico, 401 Lake Estate, Ph 3, Lot 45, landscaping/drainage project  
Shelton/Damico, 401 Lake Estate, Ph 3, lot 45, lightning strike repair/repaint exterior  
Stevens, 123 Water Links, Ph 1, Lot 23, Cool Deck Spray Sealant Process  
Stickney, 108 Bass, Ph 3, Lot 43, tree work  
Stover, 208 Lake Estate, Ph 2, Lot 1, Tree Work  
Thies, 109 Sundance, Ph 3, Lot 50, tree work  
Toohey, 317 Lake Estate, Ph 2, Lot 80, Paver Patio  
Voelker 104 Bass, Ph 3, Lot 44, dock –modification; awaiting new drawing\*  
Wade, 436 Lake Estate, Ph 3, Lot 65, sliding Door replacement  
Wagner, 220 Lake Estate, Ph 2, Lot 4, Exterior Lighting\*

Williams, 233 Lake Estate, Ph 2, Lot 110 Landscaping project (fall)  
Zachariah, 109 Bass, Ph 3, Lot 39, pool installation and deck modification\*  
Zasadzinski, 616 Webster, Ph 3, Lot 25, Deck and Handrails

**Administrative Issues:** Clarification - there was some discussion at the September 14, 2021, Board Meeting about restricting pools between the 360 and the 363 contour. Dominion has confirmed that they have no jurisdiction above the 360. Individual pool companies might mitigate with dewatering systems (pumps/valves) and /or hydrostatic pressure valves.

**Committee: Quentin Hopkins, Matt McClure, Tom Remick, Paul Thomas, Don Tyler, Sandy Wade**