

MINUTES

Orange Village Planning & Zoning Commission
Architectural Board of Review
Tuesday, August 7, 2018 – 6:30 pm

Brian Hitt, Pro-tem, called the meeting to order at 6:31 pm.

Members Present: Kathy Moran, Anthony Lazar, Brian Hitt, Jud Kline

Members Absent: Eric Newland, Scott Lewis, Mayor Mulcahy

Others Present: Steve Byron, Law Director
Ron Nied, Acting Chief Building Official
Karen Morocco, PZ/ABR Secretary

#1 REPORT & RECOMMENDATION – 2018-29

AN ORDINANCE GRANTING CERTAIN VARIANCES TO DENNIS P. AND KATHY M. GRITTON FOR AN ACCESSORY BUILDING TO BE LOCATED AT 31599 MILES ROAD, ORANGE VILLAGE.

Present: Dennis P. Gritton

PZ Discussion:

The 3rd reading/public hearing will be at the September 5, 2018 Council meeting. Dennis Gritton will then appear at the September 18, 2018 PZ/ABR meeting. The current Orange Village ordinance requires an RV be sheltered. Dennis' RV requires a taller building structure to house the RV and a variance is needed to accomplish this.

A Motion to recommend Ordinance 2018-29 at 31599 Miles Road to Council was made by Mr. Jud Kline; Seconded by Mr. Anthony Lazar.

Ayes: Lazar, Hitt, Kline
No: None

The Joint Motion was approved 3 to 0.

REPORT & RECOMMENDATION – 2018-28

AN ORDINANCE GRANTING A SIDE YARD SETBACK VARIANCE TO MARSHA KAY TO PERMIT AN ELEVATOR TO BE BUILT NOT NEARER THEN TEN FEET FROM A SIDE PROPERTY LINE AT 3987 WEST MEADOW LANE.

Present: Pat Hurst, Hurst Design Build & Remodel

PZ Discussion:

The addition would be an elevator shaft that would require an 8" variance. The hardship cited is the homeowner has degenerative disc disease and knee issues. The homeowner loves her home and would like to make her current home accessible. An elevator would make this possible for her to stay in her home and have access to all three floors. Mr. Jud Kline suggested changing the configuration of the car in the elevator; repositioning it to make it parallel to the house and a variance may not be needed. Brian Hitt stated he doesn't see a hardship or practical difficulty if the elevator/ addition can be built without needing the variance. Pat Hurst is in agreement. Mr. Hurst will revise and resubmit plans to the Building Department. If plans are submitted by August 10 then this will be on the August 21st PZ/ABR meeting.

No Action Taken

#3

313 LAKE VICTORIA – NEW HOUSE

Present: Keith Filipkowski Pulte Homes

PZ/ABR Discussion:

This is a single family 3,059 sq. ft. home. 2,312 sq. ft. - 1st floor and 747 sq. ft. - 2nd floor. The home will have 3 bedrooms and 2.5 bathrooms with a 3 car garage and a walk out basement. The home will be situated on a pie shaped lot. The front of the home has ornamental 'A' frame details made out of a composite material. Both Kathy Moran and Jud Kline feel that the front steps are not wide enough for the front of the house. Keith stated he would commit to making the steps wider. Materials are as follows:

<u>Product:</u>	<u>Manufacturer:</u>	<u>Color:</u>
Roof	Certaiteed	Weathered Wood
Brick	Brick Craft	Country Road
Windows		White
Siding-Shake, Vertical, Horizontal		Network Gray
Trim		Web Gray
Entry Door		Cyberspace
Stone	Echo Ridge	Ledgestone

A Joint Motion to approve the new house at 313 Lake Victoria subject to the Village Engineer's comments and increasing the width of the front steps to align with the far corners of sidelights was made by Mr. Jud Kline; Seconded by Mr. Anthony Lazar.

Ayes: Lazar, Moran, Hitt, Kline
No: None

The Joint Motion was approved 4 to 0.

#4 140 JACKSON DRIVE – EXTERIOR ALTERATIONS

Present: Jacob Graves, Palmieri Builders

ABR Discussion:

Palmieri Builders will be removing the arched features, replacing the existing windows with white casements, removing 500' of cedar siding and replacing it with ledgestone. Cedar trim board will be used. The siding color will be repost gray. A new roof will be installed and will be weathered wood in color.

A Motion to approve the exterior alterations at 140 Jackson Drive as submitted was made by Mr. Jud Kline; Seconded by Ms. Kathy Moran.

Ayes: Lazar, Moran, Hitt, Kline
No: None

The Motion was approved 4 to 0.

#5 257 LAKE MEADE DRIVE – NEW HOUSE

Present: Randy Kertesz, Kertes Homes

PZ/ABR Discussion:

The Village Engineer has not reviewed this yet; his comments are pending. This home is similar to the Sommerset model home. It has 3 bedrooms and 4 bathrooms with a 2 car garage. The master suite is located on the first floor. The materials are as follows:

<u>Product:</u>	<u>Manufacturer:</u>	<u>Color:</u>
Roof	Owens Corning	
Trim & Soffit	James A. Hardie	White
Stone	Alpine Profit LedgeStone	
Windows	Pella	White
Front Door	Therma Tru	
Brick	Belden	

A Joint Motion to approve the new house at 257 Lake Meade Drive subject to the Village Engineer's approval after review and approval of color selections per board at future pz/abr meeting was made by Mr. Anthony Lazar;
Seconded by Mr. Jud Kline.

Ayes: Lazar, Moran, Hitt, Kline
No: None

The Joint Motion was approved 4 to 0.

#6

CONSIDERATION OF AN ORDINANCE AMENDING CHAPTER 1335 OF THE CODIFIED ORDINANCES OF ORANGE VILLAGE TO ENACT A NEW SECTION 1335.07, SMALL CELL/ TELECOMMUNICATION FACILITIES DESIGN GUIDELINES, AND DECLARING AN EMERGENCY.

ABR Discussion:

The Orange Village Architectural Board of Review discussed the small cell design guidelines. See the attached Ordinance 2018-30 and draft of the Orange Village Architectural Board of Review Small Cell Design Guidelines.

A Motion to approve the Design Guidelines for Small Cell/Telecommunication was made by Mr. Jud Kline; Seconded by Mr. Brian Hitt.

Ayes: Lazar, Moran, Hitt, Kline
No: None

The Joint Motion was approved 4 to 0.



1st reading _____
2nd reading _____
3rd reading _____
Voted On _____
Ayes: _____ Nays: _____
PASSED _____ DEFEATED _____

ORDINANCE NO. 2018-30

AN ORDINANCE
AMENDING CHAPTER 1335 OF THE CODIFIED
ORDINANCES OF ORANGE VILLAGE TO ENACT A NEW
SECTION 1335.07, SMALL CELL/TELECOMMUNI-
CATION FACILITIES DESIGN GUIDELINES, AND
DECLARING AN EMERGENCY.

WHEREAS, the General Assembly of the State of Ohio has enacted House Bill 487, which has confirmed the constitutional authority of municipal governments to enact reasonable regulations to regulate the design and location of small cell facilities; and

WHEREAS, this Council desires to establish formal authority of the Architectural Board of Review to develop, revise and administer design guidelines for small cell facilities and similar future telecommunications facilities that will be constructed in the Village, to permit the rapid deployment of technology in the Village in a manner that does not adversely impact neighboring private property or the public.

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF ORANGE VILLAGE, STATE OF OHIO:

SECTION 1. That existing Chapter 1335, Architectural Control, of the Codified Ordinances of Orange Village is hereby amended to include a new Section 1335.07, Small Cell/Telecommunication Facilities Design Guidelines, which shall provide, in its entirety, as follows:

“1335.07 SMALL CELL/TELECOMMUNICATION FACILITIES DESIGN GUIDELINES.

- (a) Guidelines. The Architectural Board of Review shall enact and revise Design Guidelines for “small cell facilities,” as that term is defined in Section 4939.01 of the Ohio Revised Code, and the accessory equipment, which are to be located anywhere in the Village, whether in a right of way or elsewhere. The authority to revise and modify the Design Guidelines shall cover technological advances which may change the way wireless signals are broadcast to consumers of wireless services. The Design Guidelines shall reasonably regulate the location and design of “small cell facilities” and accessory equipment so as to prevent the adverse impact of a location or design on a property or the public, while not unreasonably interfering with the rapid deployment of new telecommunications technologies.
- (b) Compliance. No person may erect a small cell facility, its accessory equipment, or any similar telecommunication facility or equipment in the Village without first obtaining the approval of the Architectural Board of Review and a building permit. In reviewing the permit request, the Architectural Board of Review shall

reasonably apply the Design Guidelines to achieve the objectives of this ordinance.

- (c) Appeal. The administration of the Design Guidelines shall be subject to the appeal provisions found in Section 1335.02 of the Codified Ordinances of Orange Village.
- (d) Penalty. The failure to comply with the provisions of this Section, the Design Guidelines promulgated by the Board and the decisions of the Board in the administration of the Guidelines shall be subject to the penalties set forth in Section 1335.99 of this Chapter.”

SECTION 2. That any ordinance or any part of any ordinance of Orange Village that conflicts with this ordinance is repealed to the extent of the conflict.

SECTION 3. That actions of this Council concerning and relating to the passage of this legislation were adopted in an open meeting of this Council and that all deliberations of this Council and of any of its committees that resulted in such formal action were in meetings open to the public, in compliance with all legal requirements including Chapter 105 of the Codified Ordinances of Orange Village.

SECTION 4. That this ordinance constitutes an emergency measure in that the same provides for the immediate preservation of the public peace, health, safety and welfare of the inhabitants of Orange Village and, further, that in order to permit the Architectural Board of Review to timely enact and enforce the design guidelines confirmed by this ordinance; wherefore, this ordinance shall be in full force and effect from and after its adoption and approval by the Mayor, provided it receives the affirmative vote of five (5) members of Council, otherwise it shall take effect and be in force from and after the earliest period allowed by law.

PASSED: _____, 2018

Council President

Submitted to the Mayor for approval on this ____ day of _____, 2018

Approved by the Mayor this ____ day of _____, 2018

ATTEST:

Clerk of Council

Mayor

ORANGE VILLAGE ARCHITECTURAL BOARD OF REVIEW
SMALL CELL DESIGN GUIDELINES

These Design Guidelines are established pursuant to the authority vested in the Village Architectural Board of Review pursuant to Section 4939.0314 of the Ohio Revised Code and Section 1335.07 of the Codified Ordinances of Orange Village. The intention of these design guidelines is to permit the rapid deployment of present and future communications technologies in a manner which does not adversely impact neighboring properties or the public. The application of these guidelines may be adjusted for good cause by the Architectural Board of Review.

1. Definitions. For the purposes of these Guidelines, and the interpretation and enforcement hereof, the following words and phrases shall have the following meanings, unless the context of the sentence in which they are used shall indicate otherwise:
 - (i) "Accessory Equipment" means equipment used in conjunction with a Small Cell Facility and generally at the same location as, or in proximity to, the Small Cell Facility including, but not limited to, electric meters, concealment elements, telecommunications demarcation boxes, grounding equipment, power transfer switches, cut-off switches, and vertical cable runs.
 - (ii) "Applicant" means any person or entity who submits an Application pursuant to these guidelines.
 - (iii) "Application" means the form issued by the Village's Building Commissioner, to be submitted by an Applicant to obtain a Small Cell Use Permit from the Village to Collocate a Small Cell Facility and/or to construct, maintain, modify, operate, or replace a Wireless Support Structure.
 - (iv) "Collocation" or "Collocate" means to install, mount, maintain, modify, operate, or replace wireless Facilities on an existing Wireless Support Structure.
 - (v) "Design Guidelines" means the standards established herein.
 - (vi) "Facilities" means Small Cell Facilities, Accessory Equipment, and Wireless Support Structures.
 - (vii) "Facilities Operator" means the person or entity responsible for the installation, operation, maintenance, replacement, and modification of Facilities. Facilities Operator includes:
 - (i) Operators;
 - (ii) Applicants who applied for consent to Collocate a Small Cell Facility or to construct, maintain, modify, operate, or replace a new Wireless Support Structure pursuant to O.R.C. Section 4939.031(E) and who have obtained a Small Cell Use Permit; and
 - (iii) Applicants who applied for consent to Collocate a Small Cell Facility or to construct, maintain, modify, operate, or replace a new Wireless Support

Structure pursuant to O.R.C. Section 4939.033 and who have obtained a Small Cell Use Permit.

- (viii) "Operator" means a wireless service provider, cable operator, or video service provider that operates a Small Cell Facility and provides wireless service, including a wireless service provider, cable operator, or a video service provider that provides information services as defined in the "Telecommunications Act of 1996," 110 Stat. 59, 47 U.S.C. 153(20), and services that are fixed in nature or use unlicensed spectrum.
- (ix) "Public Way" or "Right-of-Way" means the surface of, and the space within, through, on, across, above or below, any public street, public road, public highway, public freeway, public lane, public path, public alley, public court, public sidewalk, public boulevard, public parkway, public drive, public easement, and any other land dedicated or otherwise designated for a comparable public use, which is owned or controlled by the Village or other public entity or political subdivision.
- (x) "Small Cell Facility" means a wireless facility that meets both of the following requirements:
 - (i) Each antenna is located inside an enclosure of not more than six (6) cubic feet in volume or, in the case of an antenna with exposed elements, the antenna and all of its exposed elements can fit within an enclosure of not more than six (6) cubic feet in volume; and
 - (ii) All other wireless equipment associated with the facility is cumulatively not more than twenty-eight cubic feet in volume. The calculation of equipment volume shall not include electric meters, concealment elements, telecommunications demarcation boxes, grounding equipment, power transfer switches, cut-off switches, and vertical cable runs for the connection of power and other services "Small Cell Equipment" means a Small Cell Facility and all Accessory Equipment.
- (xi) "Small Cell Equipment" means a Small Cell Facility and all Accessory Equipment.
- (xii) "Small Cell Use Permit" means the permit granted by the Village authorizing an Applicant to Collocate a Small Cell Facility or to construct, maintain, modify, operate, or replace a Wireless Support Structure in the Right-of-Way.
- (xiii) "Shade Trees" shall mean trees planted, or trees which will be planted, in a right of way pursuant to Section 1375.17 of the Codified Ordinances of Orange Village.
- (xiv) "Underground Area" means an area in the Right-of-Way where existing electric utilities, cable facilities, telecommunications facilities and other facilities, other

than structures and facilities owned by the Village or a transit authority, are located underground.

- (xv) "Village" means Orange Village, acting through the Architectural Board of Review and/or Building Commissioner or other Village official or body.
- (xvi) "Wireless Support Structure" means a pole, such as a monopole, either guyed or self-supporting, street light pole, traffic signal pole, a fifteen-foot or taller sign pole, or utility pole capable of supporting Small Cell Facilities.

2. General Guidelines.

- (a) Small Cell Facilities shall not be installed unless:
 - (i) the Facilities comply with these Design Guidelines as determined by the Architectural Board of Review;
 - (ii) the Facilities Operator complies with all Village ordinances that are generally applicable to all persons in the Village; and
 - (iii) the Facilities comply with all applicable local, state, and federal laws.
- (b) A Facilities Operator shall not construct, maintain, modify, operate, or replace any Facilities not clearly depicted in an Application for a Small Cell Use Permit.
- (c) All work shall be performed in a professional manner consistent with the highest standards of workmanship.
- (d) Facilities shall be maintained in good and safe condition and in a manner that complies with all applicable federal, state and local requirements.
- (e) Facilities shall not be installed in any location that causes any interference with any public safety radio system, traffic and emergency signal light system, or other public safety communications systems or system components.
- (f) The Architectural Board of Review may propose an alternative location for proposed Facilities up to one hundred (100) feet from the proposed location or within a distance that is equivalent to the width of the Public Way, whichever is greater. The Facilities Operator shall utilize the alternative location unless the Facilities Operator shows that the alternative location is not technically feasible.
- (g) Facilities shall not interfere with Shade Trees which have or will be planted in a right of way pursuant to Village Shade Tree requirements.
- (h) Unless otherwise required by law, all manufacturer stickers and decals shall be removed from Facilities.

- (i) Facilities shall be camouflaged using existing land forms, vegetation, and structures to screen the Facilities from view and to blend in with the surrounding built and natural environment.
- (j) The Village may require the Facilities Operator to incorporate additional concealment elements before approving an Application. Concealment elements may include, but shall not be limited to, fencing, public art, strategic placement, and placement within existing or replacement street furniture.
- (k) Facilities shall not have any flashing lights, sirens or regular noise other than a cooling fan that may run intermittently.
- (l) All hardware, including antenna mounting brackets and hardware, antenna mounting posts, cables, shrouds and other equipment mounted shall be painted in a color designated by the Village, and the color shall match the Facilities. The Village may require the Facilities Operator use a different, non-matching color on a case-by-case basis when the Village determines a non-matching color would better fulfil the purposes of these Design Guidelines.
- (m) A Facilities Operator shall remove or paint over any graffiti on the Facilities at Facility Operator's sole expense as soon as practicable, but no later than ten (10) days from the date the Facilities Operator receives notice of the graffiti.

3. Support Structures.

- (i) Small Cell Equipment shall not interfere with the primary purpose of a Wireless Support Structure.
- (ii) Small Cell Equipment shall be attached to a Wireless Support Structure and shall be attached at least six feet (6') above ground level. If Small Cell Equipment is projecting toward the street, then the Small Cell Equipment shall be attached no less than sixteen feet (16') above ground level.

4. Antennas.

- (i) Antennas and Accessory Equipment must be capable of fitting within an enclosure not larger than six (6) cubic feet.
- (ii) Antennas and Accessory Equipment shall not increase the overall height of an existing Wireless Support Structure by more than five feet (5').
- (iii) Antennas mounted on a Wireless Support Structure shall be enclosed inside the Wireless Support Structure whenever possible and otherwise within a canister or other shroud. All Accessory Equipment associated with the antenna shall be concealed and shall not visibly protrude from the shroud or canister.

- (iv) The width of the canister or other shroud encasing the antenna and Accessory Equipment shall not exceed the width of the narrowest portion of the Wireless Support Structure.
- (v) The enclosure or shroud shall be painted to match or compliment the Wireless Support Structure.
- (vi) Antennas shall be installed in a manner that minimizes the visual impact to neighboring properties or the public.
- (vii) Antennas shall not impair light or views from adjacent window(s).
- (viii) Antennas located on the exterior of a Wireless Support Structure shall be top-mounted on the Wireless Support Structure. The Village may approve a side-mounted antenna if, in the Village's discretion, the side-mounted antenna would be more appropriate given the built environment, neighborhood character, overall site appearance or would otherwise promote the purposes in these Design Guidelines.

5. Wireless Support Structure-Mounted Equipment.

- (a) All Wireless Support Structure-mounted Small Cell Equipment other than the antenna(s) and electric meter must be concealed within an equipment cabinet.
- (b) Equipment cabinets shall be mounted flush to the Wireless Support Structure.
- (c) Equipment cabinets shall be stacked together on the same side of the Wireless Support Structure and oriented away from windows and doorways, when possible, to minimize the visual impact of the Equipment.
- (d) The equipment cabinets must be non-reflective and painted, wrapped or otherwise colored to match the Wireless Support Structure.

6. Ground Mounted Equipment.

- (a) The Village shall not approve the proposed location of ground-mounted Small Cell Equipment unless the Applicant (1) proposes the ground-mounted equipment in connection with a Collocation, and (2) shows that the equipment cannot be feasibly placed on the Wireless Support Structure or in an underground vault.
- (b) If technically feasible, Small Cell Equipment should be located in a vault buried underground rather than being ground-mounted. If underground placement is not technically feasible, ground-mounted Small Cell Equipment shall be contained in a shroud or cabinet.

- (c) All ground-mounted Small Cell Equipment shall be installed in a manner that minimizes the visual and ingress/egress impact to neighboring property owners and the public.
- (d) Ground-mounted Small Cell Equipment shall be placed as far as practicable from recreational trails and sidewalks and shall neither block nor be placed within the recreational trail or sidewalk in any way.

7. Cables.

- (a) All cables, conduit and wiring shall be located inside conduit and inside the Wireless Support Structure or an equipment cabinet.
- (b) Excess cables and wiring shall not be spooled, coiled or otherwise stored on the exterior of the Wireless Support Structure unless within an enclosure. Cables shall not be externally visible.

8. Electrical Meters.

- (a) Facilities Operators shall use flat-rate electric service when available in order to eliminate the need for a meter.
- (b) If a meter is required, then Facilities Operators shall use the smallest and least intrusive electric meter available. Whenever permitted by the electric service provider, the electric meter shall be painted to match the Wireless Support Structure.

9. Utility Lines.

- (i) Service lines shall be underground to avoid additional overhead lines. The underground cables and wires must transition directly into the Wireless Support Structure base without any external junction box.

10. Replacement of Wireless Support Structures.

- (a) A Facilities Operator shall be required to replace an existing Wireless Support Structure in the following circumstances:
 - (i) The Wireless Support Structure upon which the Applicant has proposed to Collocate Small Cell Equipment is deemed incapable of bearing the added weight of the Small Cell Equipment; or
 - (ii) An existing Wireless Support Structure is located within 100 feet of the proposed site of a new Wireless Support Structure, but the existing Wireless Support Structure is incapable of bearing the additional weight of the Small Cell Equipment.

- (b) Designs for replacement of Wireless Support Structures shall be as architecturally similar as possible to the existing Wireless Support Structure to be replaced unless otherwise approved by the Village.
 - (i) All luminaire mast arms shall be the same length, arch, and style as the original luminaire arm, unless otherwise specified by the Village.
 - (ii) The Village may require the Facilities Operator to install a new metal Wireless Support Structure rather than a new wood support structure.
- (c) The overall height of a replacement Wireless Support Structure, including proposed Collocated antenna, shall not be more than forty feet (40') in height above ground level.
- (d) All existing signs, traffic signals, emergency signal detection units, video detection cameras, video cameras, crosswalk service buttons, crosswalk signals, and any other pedestrian or traffic devices shall be reinstalled or replaced with new units by the Facilities Operator at no cost to the Village.
- (e) The concrete Wireless Support Structure foundation for the original Wireless Support Structure shall be removed either partially or completely by the Facilities Operator as instructed by the Village.
 - (i) If partially removed, the original Wireless Support Structure foundation shall be taken back to a level that is twelve inches (12") below the existing grade and covered with four inches (4") of one-half inch ($\frac{1}{2}$ ") inch to three-quarter inch ($\frac{3}{4}$ ") rock material. The remaining eight inches (8") shall be native soil.
 - (ii) If the entire original Wireless Support Structure foundation must be removed, then all foundation materials (concrete, rebar, metals, bolts, etc.) shall be removed. The type of backfill material and compaction required is: (a) one-half ($\frac{1}{2}$) sack slurry for the entire depth in paved areas, and (b) one-half ($\frac{1}{2}$) sack slurry for the entire depth except the top twelve (12) inches will be native soil in landscaped areas.

11. Specifications for New Wireless Support Structures.

- (a) New Wireless Support Structures shall be designed and constructed to accommodate Small Cell Equipment from at least two (2) wireless service providers on the same Wireless Support Structure.
- (b) New Wireless Support Structures shall be constructed a distance of three hundred feet (300') from existing monopoles or utility poles.

- (c) In residential districts, new Wireless Support Structures shall be located at the shared property line between two residential parcels where the parcels intersect the Right-of-Way.
- (d) In non-residential districts, new Wireless Support Structures shall be located between tenant spaces, storefront bays, or adjoining properties at the shared property lines where the parcels intersect the Right-of-Way.
- (e) A new Wireless Support Structure shall not be located in front of a building entrance or exit.
- (f) The overall height of a new Wireless Support Structure, including proposed Collocated antenna, shall not be more than forty feet (40') in height above ground level.

12. Underground Area Regulations.

- (a) Subject to subsection (b), a Facilities Operator shall locate its Facilities underground in an Underground Area.
- (b) A Facilities Operator may replace an existing Wireless Support Structure or Collocate Small Cell Facilities on an Existing Wireless Support Structure even if the Wireless Support Structure is located in an Underground Area.
- (c) A Facilities Operator shall not install a new Wireless Support Structure in an Underground Area.
- (d) An Operator may apply to the Architectural Board of Review for a waiver of the underground placement requirement if the Operator is unable to achieve its service objective under the following circumstances:
 - (i) From a location in the public Right-of-Way where the prohibition does not apply;
 - (ii) From a utility easement the service provider has the right to access; and
 - (iii) From other suitable locations or structures made available by the City at reasonable rates, fees and terms.

Adopted this ____ day of _____, 2018

Kathy U. Mulcahy
Mayor of Orange Village
Chair of the Architectural Board of Review

#7 **CHIEF BUILDING OFFICIAL'S REPORT**

- The AC Marriott is planning on opening by the end of August.

#8 **ANY OTHER TOPIC FOR DISCUSSION**

- Per Mr. Jud Kline, Orangewood now has a design review board.
- Any project presented at PZ/ABR that has a Homeowners Association must get the Homeowners Association approval in writing.

A Motion to approve the Minutes of the July 17, 2018 meeting was made by Mr. Brian Hitt; Seconded by Mr. Jud Kline.

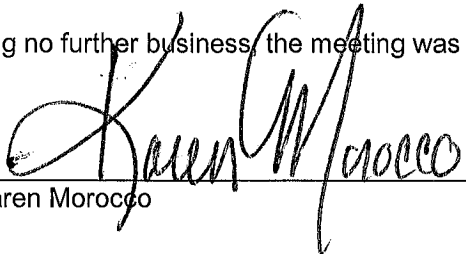
Ayes: Lazar, Moran, Hitt, Kline

Abstain: None

No: None

The Motion was approved 4 to 0.

There being no further business, the meeting was adjourned at 8:13 pm



Karen Morocco



Date

