

ARC Meeting

You are invited to a Zoom meeting.

When: May 14, 2024 06:15 PM Eastern Time (US and Canada)

Register in advance for this meeting:

<https://us06web.zoom.us/meeting/register/tZltcemprjgoH9LPbqMSVIZhzMynO7VySoVT>

After registering, you will receive a confirmation email containing information about joining the meeting.

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Notice of an Architectural Review Committee Meeting
Key West Golf Club Homeowners' Association, Inc.

74 Golf Club Drive
Key West, Florida 33040

May 14, 2024
Tuesday 6:15 pm

Purpose: Conduct Business as Properly Brought Before the Committee.

AGENDA

1. Call Meeting to Order
2. Determination of Quorum
3. Proof of Notice
4. Approval of Minutes – April 9, 2024

5. Consent Agenda -

- a) 197 Golf Club Drive - Repaint outside of home, in kind, Peach (Palazzo)
- b) 71 Golf Club Drive - Repaint outside of home and replace pavers, in kind
- c) 16 Merganser Lane – Replace entry door, same color white and same type of door, 9 panel window on top half, change to hurricane impact door.

6. Unfinished Business –

- a) 291 Golf Club Drive – Replace front porch and rear deck, bottom and top. Replace fencing in front and rear of house. Would like to use polywood. The porches will be grey and the fences will be white. UPDATE: Would like to use Timbertech Decking in Mahogany
- b) 9 Kestral Way – Install screen and door on back porch, all windows for impact windows

7. New Business / Action Items

- a) 106 Golf Club Drive - MMI Door, 36 in. x 80 in. Classic Left-Hand Inswing 9-Lite Clear Low-E Primed Steel Prehung Front Door on 6-9/16 in. To be painted white.
- b) 34 Kingfisher Lane - Every window except two in the upstairs master bedroom (back of the house) will get replaced. I will also be replacing the front door, the balcony doors, and the back slider The windows and doors are hurricane impact.
- c) 83 Golf Club Drive - Screen the back porch, add screen door. Door is Phiher, Eggshell White, Black Screen, metal door, bottom of the door will have a slide in metal piece, also eggshell white
- d) 46 Merganser Lane - Wanted to know if the porch and steps, both in front and back, can be replaced with trex decking instead of wood

e) 102 Golf Club Drive - Repair and paint (White current color) back fence. In contact with a landscaper to clean up the current condition of the landscaping to be in compliance with the landscaping guidelines. Meeting with the landscaper to get a quote the week of May 13 - May 20.

f) 67-1 Spoonbill Way - Enclose front and rear upper porches. 4 over 1 grid windows on the front and casement windows on the back. Repaint to Benjamin Moore Jack Frost 729

8. Committee Discussion

a) Review proposed updated language for Design Guidelines –fencing, decks, approved composite colors and usage

b) Process for inspections on completion of ARC approved improvements

c) Process for addressing construction done without ARC approval

9. Adjourn

Key West Golf Club Homeowners' Association, Inc.