**Architectural Review Committee**

**Meeting Minutes**

**August 15, 2023**

**Call to Order and Roll Call**

**Members Present:** Shirley Jacobi, Bethany Frost, Tom Strayer, Bryan Burney, Errick Peck

**Members Absent: N/A**

**Others Present:** Ryan Crum

**Approval of Minutes**

Ryan Crum made it known that minutes from the prior month are not prepared due to shortage of on-hand staff but hope to have them ready for the next meeting.

**Old Business**

**Beazer Homes' request to approve additional models/elevations in Area D of Colonnade, located along the southside of CR 750N, 1/2 mile east of CR 600W**

Chris Miller gave a small presentation on how energy efficient Beazer Homes and made the request for Architectural approval in section D of 6 plans (23 elevations).

Mr. Miller mentioned that after the ARC’s July meeting, they made changes to 3 elevations. Mr. Miller explained each change and provided visuals on the elevations for the committee and made it clear that these changes were in accordance with the PUD.

Mr. Crum noted that the Madison, Monroe, and Charleston are new elevations adds.

Mrs. Frost made a motion to pass the overall product offering, motion to require corner wrap if stone is used to go back at least 2 feet onto side elevations, motion for garage returns brick at 2ft where voluntary brick is added, and motion to approve anti-monotony as discussed. Mrs. Jacobi seconded. The motion passed 5/0.

**Fischer Homes' request for approval of their product line-up at Hampton Walk**

Amanda Deardorf gave an update on Hampton Walk’s current project timeline.

Mrs. Jacobi asked if the townhomes would have different colors per building and Ms. Deardorf answered that yes, the buildings would all have different color packages from their adjacent buildings.

Mr. Strayer noted his disappointment in the quality of elevation for products presented regarding section C.

Bryan Burney made a motion for section C to accept the maple street series as presented, accept new elevations of Greenbriar Coastal Classic, Yosemite American Classic, Fairfax/Breckenridge models and elevations, garage size must meet PUD standards, including but not limited to roof pitches/trim dimensions on any Modern Farmhouse and Urban Modern plan. Mr. Strayer seconded. The motion passed 5/0.

Bryan Burney made a motion that section D preapproved elevations would continue to remain, however, several black and white elevations would have to come back at a later date with more detailing prior to approval. Mrs. Jacobi seconded. The motion passed 5/0.

Bryan Burney made a motion that the townhomes of section E are the same as when they were originally brought to the town for approval. Errick Peck seconded. The motion passed 5/0.

Bryan Burney made a motion that the townhomes of section A are the same as when they were originally brought to the town for approval. Errick Peck seconded. The motion passed 5/0.

Bryan Burney made a motion for section B to approve all elevations except for the brick version of the modern farmhouse, approve the pitch gable including the one garage, approve the 1’ by 4” trim on the urban modern modern farmhouse plans. Mrs. Jacobi seconded. The motion passed 5/0.

Bryan Burney made a motion to approve the anti-monotony as discussed. Mrs. Frost seconded. The motion passed 5/0.

**New Business**

**MI Homes' request for a recommendation on their product line-up for Rockport**

John Issac presented the plan for Rockport and talked through its origination as well as overall site details.

Mr. Strayer made it known he was not impressed with the series A or series B homes and that this area of McCordsville was to be expected as higher-end product.

Bryan Burney recommended that the prestige product line as presented be approved with the commitment that the petitioner would eliminate Kentmoore A, Kentmoore B, Cheswick A, and Berke A. Tom Strayer seconded. The motion passed 5/0.

**MI Homes' request for a recommendation on their product line-up for Helm’s Mill**

John Issac presented the plan for Helm’s Mill and talked through its origination as well as overall site details.

Mr. Strayer and Mr. Burney made it known they were not impressed with the series A product line-up.

Bryan Burney recommend that the smart series M/I homes for Helm’s Mill have all the series A elevations removed wit the exception of the Irvington A, Finley A with brick wrap, Foster A, that M/I look at Mackey E and Ashton C racing stripe issue, that wainscot wrap be required on high visibility lots, and that certain lots visible from the perimeter have rear features. Mr. Strayer seconded. The motion passed 5/0.

**Announcements**

The next meeting will be September 19, 2023, if needed.

**Adjournment**

There being no further business, the meeting was adjourned.