

The Village at Nags Head Property Owners Association, INC
Architectural Control Committee
February 25, 2008

The Village at Nags Head Property Owners Association Architectural Control Committee met on Monday, February 25, 2008 at Village Realty. Suzanne Stillman, Catherine Frieda, Carol Bradlee, Al Byrum, Bruce Bortz, Olivia Michener, Todd Farrand and Tommy Berra were present. Courtney Fowler was representing Village Realty.

Ms. Bradlee called the meeting to order. The Committee reviewed the minutes from January 28, 2008. On a motion by Mr. Berra and a second by Ms. Stillman, the minutes were approved as submitted.

The Committee reviewed the following paint colors:

Seaside, Lot 27 – Certainteed “Linen” with white trim (Administratively approved)

Wedges, Lot 23 – Cabots “Bluestone” with white trim (Administratively approved)

Seaside South, Lot 37 – Certainteed “Wicker” or “Silverplate” with white trim

Masters, Lot 3 – Pittsburgh 313-4 “Earthy Cane” with white trim

Ridges, Lot 42 – Pittsburgh “Cape Cod Gray” for the deck and stair treads and white for the hand rails

Sea Pointe, Lot 8 A&B – Paint using the existing color (sample provided) with white trim

Captain’s Watch, Lot 16 – Pittsburgh 511-5 “Smokey Slate” with white trim

Seven Sisters, Lot 14 – Pittsburgh 412-4 “Woolen Vest” with white trim

On a motion by Mr. Berra and a second by Ms. Michener, the applications were approved as submitted with the following stipulations:

- SS37 will need to inform the Committee which color they’ve chosen before they begin painting and also clarify the type of material that will be used for the trim is not vinyl.
- R42 is approved contingent on the gray color matching the color of the home.

The Committee reviewed the revised site plan showing proper parking for Sandcastle, Lot 2. On a motion by Ms. Michener and a second by Mr. Berra, the application was approved as submitted. Ms. Bradlee asked Management to include the pool buffer requirements in the letter.

The Committee reviewed the application for Ridges, Lot 38. The request was an amendment to the original remodel application. The owners would like to install a waterproof deck over the addition. On a motion by Mr. Farrand and a second by Ms. Michener, the application was approved as submitted contingent on the Ridges Board approval.

Items from Committee Members

Mr. Byrum updated the Committee on the artificial shake roofing project. He had met with the golf course, Jon Crinner and the roofing companies and everyone is on board. The locations have been picked and he noted one project may begin in the next few weeks. Mr. Byrum reminded the Committee they originally chose the Federal Gray blend color for Ecco-Star but recommended the Committee rethink that decision. Mr. Berra noted he did stop in Newburn to look at a house that had just had the shakes installed. He said overall they did look good. Ms. Bradlee asked Management to submit a letter to the Board regarding the ACC's stand on the artificial cedar shakes and their recommendation. She feels the letter will turn the matter officially over to the Board. Ms. Fowler will prepare the letter.

Ms. Bradlee asked Management to follow up on the Seven Sisters East, lot 3 and their detached structure. The owners had agreed to build a structure attaching the home to the building. Ms. Fowler took note and will check on the progress.

Mr. Byrum also updated the Committee on the new map that had just been completed. Ms. Fowler noted one of the larger maps was going to be laminated for the Committee's use. Ms. Bradlee asked Ms. Fowler to have a smaller map laminated for each Committee member.

Ms. Michener informed the Committee that the Reflections Board was thinking about installing "No Trespassing" signs on their common area. After Committee input, Ms. Michener decided to do some more research and submit the request at another meeting.

With no further business and on a motion by Mr. Berra and a second by Ms. Stillman, the meeting was adjourned.

Respectfully Submitted,

Courtney Fowler
Assistant Property Manager