

## ARC Report to Board 4/2/2021

The ARC has had 3 meetings since the January board meeting. All 4 members of the committee were present for the meetings at the home of Wilma Poole.

The committee has requested information from the board concerning how we should proceed when a cease and desist order is needed to stop a project that has not been approved by the ARC.

Question was raised concerning the set back line from the high water mark line. Our Covenants state it is zero feet, and the plat maps for Merrymount waterfront lots also show zero feet. Mecklenburg County has no authority over this.

It has been noted that changes were made to the build of a new home that are different from the plans submitted. The ARC was not notified. All issues will be addressed once the CO has been issued, and we are notified they are ready for a final inspection. It has also been noted that the property was conveyed to new owners on March 10, 2021. The ARC requests direction from Board as to who is responsible for correcting any violations.

As of today, April 2, 2021, a temporary structure is still located on Lot 98. Owners had until Feb. 28, 2021 to remove it per their agreement. There was not a request for time extension sent to ARC. Notice to Board of non-compliance.

More research is needed to propose amendments pertaining to the shed size of 10% (heated sq.ft.), and the amount of area around a future home site that can be cleared.

Next meeting is scheduled for April 10, 2021 11:00am at the home of Wilma Poole.

The five (5) items that the ARC wants added to the vote at the annual meeting are attached for review. These are additions/corrections to the existing Covenants and ARC Guidelines.