

Architectural Control Committee

Meeting Agenda

October 20, 2026, Time: 9:30am in the Clubhouse

- 1) Call to Order
- 2) Pledge of Allegiance
- 3) Roll Call: Tim Whelihan, Member; George Young, Member; Lizzette Bermudez, Member; Bradley Wasser, Alternate; Ron Wilde, BOT Liaison; Daniel Tarnowski, District Manager
- 4) Approval of ACC Meeting Minutes from 10/06/26
- 5) Updates
- 6) Applications for Review
- 7) Discussion Items, Suggestions, Problems, Issues or Concerns
- 8) Public Comments
- 9) ACC Member Comments
- 10) Adjournment

COMPLETED APPLICATIONS:

Applicant: Toni Beaty
Address: 127 Holiday Park Blvd
Application: reroof over sunroom
Contractor: Construction Unlimited

Applicant: Cheryl Davis
Address: 1142 Keystone
Application: Screen in part of car port
Contractor: Housman Aluminum & Screening

Applicant: Kathleen Defosse
Address: 431 Holiday Park Blvd
Application: replace 7 windows
Contractor: Direct Remodel LLC

Applicant: Sheila Bryant
Address: 1161 Floral Ct
Application: reroof
Contractor: Hough Roofing Inc

EXPEDITED APPLICATIONS:

Applicant: Kevin Clark
Address: 1108 Virginia Ct
Application: reroof
Contractor: Weathered Roofing, LLC

*Application approved on an emergency basis, roof was leaking with lots of rain all week

TABLED:

Applicant: Deborah Szarzynski
Address: 1060 Vista Ct
Application: Shed
Contractor: Not sure yet, residents are looking at available choices, ACC members will reinspect the proposed area where shed will be placed

Applicant: Lizzette Bermudez
Address: 1083 Moonlight Ct
Application: 13x18 cover over patio
Contractor: homeowner and family – need more information about proposed project

Applicant: Dorothy and Charles Lowry
Address: 228 Holiday Park Blvd
Application: roof repair
Contractor: Rains Roofing – waiting on current liability insurance certificate, contractor aware

APPLICATIONS FOR APPROVAL:

UPDATES:

Applicant: Cathy Bradley
Address: 419 Holiday Park Blvd NE
Application: Ramp
Contractor: Friend
Status: Violation Letter Hand Delivered 03/05/26
Status: 04/20/26 - \$100.00 VIOLATION FEE PAID; CATHY BRADLEY'S SISTER PICKED UP ACC APPLICATION AND HAS REQUESTED PERMIT FROM THE CITY FOR RAMP; 05/19/26 CHECKED BREVARD COUNTY WEBSITE, PERMIT HAS NOT BEEN APPROVED AS OF YET; AS OF 07/06/26 – PERMIT IS still UNDER REVIEW WITH CITY OF PALM BAY; as of 7/14/26 – permit still under review with City of Palm Bay; AS OF 7/28/26 – PERMIT STILL UNDER REVIEW; As of 08/10/26 – PERMIT STILL UNDER REVIEW BY CITY OF PALM BAY; As of 8/24/26- Permit still under review by City of Palm Bay; As of 09/08/26 – permit under review by City of Palm Bay;
Status: As of 09/15/26 – permit still under review with City of Palm Bay
Status: **As of 09/28/26 – permit still under review by City of Palm Bay**
Status: **As of 10/12/26 – permit continues to be under review with Palm Bay**

UMBRELLA ACC APPLICATION FOR ALPINE TREE TRIMMING / STUMP REMOVAL:

334 Holiday Park Blvd
442 Neighborly Ct
151 Cheswick Cir
1157 Greenview Ct
1150 Center Lane
639 Sunrise Ct

DISCUSSION ITEMS:

ADJOURNMENT:

NEXT MEETING: 11/03/26 9:30am in the Clubhouse