

Wedgewood Property Owners Association

Architectural Control Committee Report – February 22, 2024

Dear Homeowners,

It is our pleasure to present the Architectural Control Committee (ACC) Annual Report for the year 2023. The ACC has diligently worked to uphold the architectural standards and regulations set forth by our community's governing documents to maintain the aesthetic appeal and property values within our neighborhood.

During the past year, the ACC has reviewed ten architectural requests from homeowners seeking approval for various modifications and improvements to their properties. We are pleased to report that all of the requests submitted were in compliance with the architectural standards, and approvals were granted in a timely manner. The ACC strives to work closely with homeowners to ensure that proposed changes align with the overall vision and character of our community while respecting individual preferences and needs. The following is a list of applications reviewed.

Applications – 2023

33 Wellington Lane: Application and updated architectural drawings submitted for proposed improvements – (February 22, 2023)

- Request for variance – Garage Setback granted by the HOA - (March 23, 2023).
Setback reduced from 35 feet to 23 feet per the submitted plans.
- Received notification that permit was submitted to the city – (December 9, 2023)
- Received update that owner is still waiting on engineering drawings required by the city.

24 Wellington Lane: Application to replace windows – (January 1, 2023).
Application approved.

7 Wellesley Drive: Application to replace roof / replacement to match existing – (March 10, 2023).
Application approved.

4 Wellington Lane: Application to install awning over two a/c units on side of residence – (March 16, 2023).
Application approved.

3 Woods Estates: Application to replace windows, front door, and paint brick – (March 17, 2023).
Application approved.

1 Fairmont Court: Application to install 6' tall privacy fence – (May 2, 2023).
Application approved.

2 Hartwick Court: Application to replace white picket fence with 6' cedar picket fence – (May 25, 2023).
Application approved.

10 Royal Dalton Circle: Application to replace / repair existing 6' cedar fence in-kind – (June 1, 2023).
Application approved.

2A Wellington lane: Request for PV Solar Panels on roof - (June 23, 2023).
Property not within our HOA but encouraged to follow current guidelines for neighborhood consistency.

1 Wellington Lane: Application to replace / install new roof to match existing – (September 26, 2023).
Application approved.