



Architectural Standards Meeting Minutes

Wednesday March 11, 2026

Northwoods Clubhouse and Zoom

Committee Members:

Rod Whitten, Chair (in person)
Mitch Clarin, Vice Chair (absent)
Joe Veni, Member (via teleconference)
Debra Phelps, Alternate (absent)
Nick Sonder, Alternate (absent)
David Hipkins, Alternate (absent)
Bill Staehlin, Alternate (absent)
Graham Reid, Alternate (absent)
Ted Arleo, Alternate (via teleconference)(left at 2:03 PM)

Liaison:

Courtney Murrell, Board Secretary (in person)(left at 12:20 PM)

Others Present:

Mark Bovenzi (via teleconference)
Jim McMahon (in person)
Michael Sophie (via teleconference)
Anthony Blackwell (in person)
Sandy Oholoragg (in person)
Robert Rudelic (in person)
Jeff Edwards (via teleconference)
Michael Dugan (in person)
Jim Beckmeyer (via teleconference)
Nance and Lorenzo Donati (in person)
Paul Ferro (in person)
Douglas Matri (via teleconference)
Babak Rashidi (via teleconference)
Lynn Goehner (in person)
Bart Atkinson (in person)
Jeff Vickerman (in person)
Olaf and Liz Carmel (in person)
Uma Kale (in person)
John Tibbles (in person)

Tricia Jiang (via teleconference)
Paul Warner (in person)
Blair Porteous (via teleconference)
Greg Dedona (in person)

1. **Call to Order / Quorum Call**

The meeting was called to order at 9:04 AM with 2 committee members and one alternate present, constituting a quorum.

2. **Approval of Prior Meeting Minutes**

The minutes from the February 11, 2026 meeting were approved as presented. Joe Veni moved to approve the minutes from the January 14, 2026 ASC meeting. Ted Arleo seconded. (Passed 3:0 Whitten, Veni, Arleo)

3. **Member Comments**

Committee Chair opened member comments. There were no member comments. The Committee Chair closed member comments.

4. **Board Liaison Report:** The Board liaison updated the committee on the new fine schedule which was approved by the Board of Directors.

5. **SUBMITTALS**

Unit 1, Lot 111

Unit 8, Lot 289

Unit 6, Lot 300

Unit 3, Lot 5000

Unit 10, Lot 296

Unit 7, Lot 050

Unit 5, Lot 526

Unit 4, Lot 370

Unit 6, Lot 574

THE COMMITTEE TOOK A BREAK AT 12:27 PM

Unit 2, Lot 323

Unit 2, Lot 032

Unit 7, Lot 077

6. Next Meeting

The next meeting is scheduled for April 8, 2026 at 9:00 AM.

7. Adjournment

The meeting was adjourned at 2:12 PM.