

Eldorado Community Improvement Association, Inc.
Architectural Committee Meeting Minutes of July 11, 2017

TIME AND PLACE:

The bi-monthly meeting of the ECIA Architecture Committee was held on Tuesday, July 11th, 2017 at 7 PM at the Community Center.

CALL TO ORDER: The meeting was called to order at 7:04 PM.

DESIGNATION OF QUORUM:

Attending the meeting were members: Chair-Katherine Mortimer, Co-Chair Gary Moran, Casey Cronin, Steve Taratula, Nina Harrison, Jolene Petrowski, Board Liaison, David McDonald, and Staff Representative, Mark Young. A quorum was established for this meeting.

Announcements:

1. Mark Young announced that the meeting was being recorded.

RESIDENTS:

There were 5 residents attending the meeting and one guest.

Consent Agenda Approvals:

<u>UBL#</u>	<u>Address:</u>	<u>Resident</u>	<u>Nature of Project:</u>	<u>Details:</u>
22149	29 Herrada Rd.	Patrick Abeln	White Roof	Approved with Stipulations
15517	12 Bonito Road	Robin Davidson	Restucco	Complaint color Tumbleweed
15507	13 Dulce Road	Katherine Devine	Restucco	Complaint color Buckskin
22124	5 Herrada Way	Kathleen Tari	Restucco	Complaint color close to clay #
33206	12 Moya Loop	Randall Engle	New Windows	Complaint design
13613	4 Domingo Court	Phillip Lontz	Tan Roof	Approved
22149	29 Herrada Rd.	Patrick Abeln	Metal Roof	Approved with Stipulations

NEW PLANS FOR REVIEW:

1. **UBL#15506, Gay Shumate, 11 Dulce Road**, with a request for approval for a split rail fence that was built in 2009 and without ECIA approval. The enclosed square footage is 1350 sq. feet for a total enclosure on lot of 3350 sq., ft. With no compliance issues this was approved with no stipulations.
2. **UBL # 32625. Jan Pietrezak. 12 Conchas Loop**, with plans for a 10.64 kW low profile and ballasted roof mount PV system. There will be a total of 38 panels in a numerous arrays on the roof. Most of the panels are below the height of the parapets with only one area on the west with some panel visibility. These plans were approved with no stipulations:
2. Additionally there are plans for a 6 foot tall block stucco wall with 1350 sq. ft. of enclosure. With existing enclosure on lot of 864 sq. ft. there will be no issues. This plan was approved with the following stipulations:
3. Stringers to be on the inside of the fence.

4. Also building an all wood pergola over the existing deck. These plans were approved with no stipulations but that the structure shall match one of the chosen styles shown on the plans.
3. **UBL #34803, Elena Underwood, 6 Lauro Place**, with plans for a 500 sq. ft. studio in color tumbleweed. The style of the studio will match the home and the windows and doors will also match.

These plans were approved with the following stipulations:

- a. Any Stucco color to match home's color.
- b. Exterior lighting shall be downward shielded.
- c. Structure cannot ever have a kitchen added as that will be in violation of the covenants.
4. **UBL# 10405, John Bogatko, 9 Encantado Loop**, with plans for a new 3 car garage and turning older garage into living space. As well there are plans for adding a railing and new portal. These plans were approved with the following stipulations:
 5. Any Stucco color to match home's color.
 6. Exterior lighting shall be downward shielded.
5. **UBL # 32108, Don Pace, 56 Moya Road**, with plans for a new enclosure wall. These plans were approved with the following stipulations:
 6. Resident shall call ECIA to verify that the setbacks are being respected.
 7. Resident is required to verify that the chosen stucco color is a compliant one.
 8. Resident shall provide existing enclosure space to the ECIA from existing courtyard.
6. **UBL #16008, Millicent D'Amore, 16 Tarro Road**, with plans to remove an existing window and replace it with a slider. Also enclosing an entry area where the door is. Adding to existing block wall with latillas to a 5 foot height. These plans were approved with the following stipulations:
 7. Fence stringers to be on the inside of the fence.
7. **UBL #22217, Stephen Garcia, 12 Esquila Road**, returning with further plans for a variance request for a fence and closet. While the Committee could not recommend of such variance requests, as it is out of their purview, they are recommending approval to the Board for review at the July 19th Board Meeting.
8. **UBL # 14802, Thomas Folden, 61 Estambre Road**, with a variance request for a fence built with stringers on the outside and encroaching into the setback. The Committee had done a site visit on July 5th and asked the resident to re-submit the plans with certain revisions. Due to the fact that the required revised plans were not submitted by the resident this plan was tabled.
9. **UBL #133-15, Carol Gogan, 1 Vista Grande Circle**, with plans for a manual retractable awning. Color to match stucco. These plans were approved with no stipulations:
10. **UBL #10907, Carol Kleinserge, 18 Garbosa Road**, with a formal variance request to allow for the current color to remain on her house that was done without ECIA approval. The Committee members are all going to do individual drive by's of the home to see the color and they will address this issue at the July 25th AC meeting.

Other Business:

1. There was no further business.

FINAL ORDER OF BUSINESS:

There was no further business.

The meeting was adjourned at 8:50 PM

Submitted By:

Mark Young, Staff Representative