

Eldorado Community Improvement Association, Inc.
Architectural Committee Meeting Minutes of June 22, 2021

TIME AND PLACE:

The bi-monthly meeting of the ECIA Architecture Committee was held on Tuesday June 22, 2021, at 3 PM via a Zoom electronic meeting. .

CALL TO ORDER: The meeting was called to order at 3:01 PM.

DESIGNATION OF QUORUM:

Attending the meeting were members: Chair Katherine Mortimer, Gary Moran, Casey Cronin, Larry Ward, Mark Hiatt, James Caruso, Board Liaison, and staff representative, Mark Young were also present. A quorum was established for this meeting.

Announcements:

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

RESIDENTS:

There were 12 residents attending the meeting and two guests.

Consent Agenda Approvals:

UBL#	Address	Resident	Project	Comments
33111	2 Oriente Ct.	Richard Cormier	Restucco	Compliant Color
20527	3 Fonda Way	S. Gullingsrud	Restucco	Compliant Color
11715	32 Lucero Road	Salvador Carreon	Restucco and new Windows	Compliant

Old Business:

1. UBL # 2-19-03, Freida Claes, 48 Alondra Road, with a variance request for a wall to encroach 13 feet into the 50 foot roadside setback. The Committee had done a site visit and they concluded that they could recommend approval of the variance since it could be considered a driveway liner (which is an acceptable structure to encroach into the setback). Additionally this wall will supplement an existing driveway liner wall that has existed with further encroachment into the setback for more than 10 years. The committee voted unanimously to recommend approval of this variance to the ECIA Board.

New Business

2. UBL # 2-21-09, Mark and Sandra Toveri. 5 Gavilan Place, with plans for a Ground based solar array. The Committee approved these plans with the stipulation that the applicant shall contact the ECIA upon plan completion so that the ECIA can then do a site inspection to be sure that the array is adequately screened. If not the ECIA will require that the applicant come with a screening plan for this array.

3. UBL # 1-56-11, John Sultana, 10 Dulce Road, with plans for a Ground based solar array. The Committee approved these plans with the stipulation that the applicant shall contact the ECIA upon plan completion so that the ECIA can then do a site inspection to be sure that the array is adequately screened. If not

the ECIA will require that the applicant come with a screening plan for this array.

4. UBL#3-14-17, Franklin Kilmer, 33 Monte Alto Road, with plans for a Ground Based solar array. These plans were approved contingently with the requirement that the applicant shall come back to the ECIA with a screening plan for this array for review at the next architectural committee meeting, but the applicant could proceed with his plans.
5. UBL# 1-26-23, Lou Matta, 4 Alcalde Loop, with plans for a new Fence, These plans were approved with no stipulations.
6. UBL# 3-16-07, Anne Klint, 7 Monte Alto Court, Variance request for large fence. Due to their being questions by the committee about this variance, the Committee moved to table these plans and a site visit was set up for July 2nd at 1:30 PM to review the site.
7. UBL#1-29-24, Allison Cartwright, 13 Estambre Road, with plans for a New Home. These plans were approved with the conditions that the applicant should come back to the ECIA with the following docs: 1. Detail of roofing plans. 2. Updated site plan showing distances to property lines. 3. Confirmation of approved ECIA stucco color they choose.
8. UBL# 3-02-28, Melissa Miller and Jon Baldys, Eldorado Way, with plans for a new coyote fence. These plans were approved with the stipulation that the stringers shall be on the inside of the fence.
9. UBL# 1-49-15, Rick and Karen Roberts, 3 Estambre Place, with a variance request to allow for replacing an old wooden fence with a stucco block wall what will encroach into the 20 foot side setback by 2 feet 5 inches. Due to the fact that the original wall did not receive ECIA variance approval for the encroachment, the Committee voted that a variance was needed for this improvement and they could support it as the wall has existed for over 10 years, and not approving the variance would require removal of mature trees and plants. Lastly the committee felt that this was an improvement to the property and was not contrary to the intent of the Covenants.
10. UBL # 1-08-23, Genevive Duran, 12 Mariposa Road, with plans for replacing windows and doors and adding a one car garage and back porch. These plans were approved with the stipulating that the roof shall be a tan torch down colored roof and the color of addition should match the homes stucco color, as well any lighting shall be downward shielded.
11. UBL# 3-52-03, Etain O'Malley, 6 Avila Road, with plans for a coyote fence and berm. These plans were approved with the stipulation that the total fence and berm height shall not exceed 6 feet tall above the natural grade and the stringer shall be on the inside of the fence.
12. UBL# 3-42-2, Kimberly Kaplin, 14 Floresta Drive, with plans for a new coyote fence. These plans were approved with the stipulations that the total fence height shall not exceed 6 feet tall above the natural grade and the stringer shall be on the inside of the fence. Additionally, the applicant shall stake out the new fence line and property lines and contact the ECIA to come verify the location of the fence, before any work begins.
13. UBL# 1-01-09, Stephen Garcia, 57 Encantado Loop, with plans for an enclosing latilla fence with 3000 sq. ft. of enclosure. These plans were approved with the stipulations that the stringers shall be on the inside of the fence. Additionally, the applicant shall stake out the new fence line and property lines and contact the ECIA to come verify the location of the fence, before any work begins.

Other Business:

1. Mark informed the Committee that the plans on the agenda for work on Barn 25 at the stables did not require their review, as per Stable Chair, Amelia Adair as no varaince was needed.

FINAL ORDER OF BUSINESS:

There was no further business.

The meeting was adjourned at 5:30 PM

Submitted By:

Mark Young, Staff Representative