

## Architectural Committee Meeting Minutes of August 18, 2020 DRAFT 1

### TIME AND PLACE:

The bi-monthly meeting of the ECIA Architecture Committee was held on Tuesday, August 18, 2020 at 3 and this meeting was held electronically via a Zoom Conference call.

**CALL TO ORDER:** The meeting was called to order at 3:05 PM.

### DESIGNATION OF QUORUM:

Attending the meeting were members: Chair-Katherine Mortimer, Mark Hiatt, John McDermon'. Board Liaison, Melicent D'Amore, 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 12 residents attending the meeting and one guest.

### *Consent Agenda Approvals:*

<b>UBL#</b>	<b>Address:</b>	<b>Resident</b>	<b>Nature of Project:</b>	<b>Details:</b>
22902	Kim Bannerman	6 Lobo Lane	restucco	Compliant colors
21813	Nathan Hinz	26 Alondra Rd	restucco	Compliant colors
32007	Susan Bisben	78 Moya Road	Restucco	Compliant colors
33114	Marvin Lachman	5 Oriente Ct.	restucco	Compliant colors
14510	Michael Murphy	19 Jornada Pl	Restucco	Compliant colors
22101	Joseph Bova	2 Gavilan Ct.	Metal Roof	Compliant colors
10237	Louise Silver	64 Encantado Lp	Sun Shade	Compliant colors

### *Old Business:*

1. **UBL# 33808, Steve Hammond, 9 Chusco Road with a variance request for a**

*The homes encroachment into the setback and the distance of a shed to the home At more than 15 feet. The Committee voted to recommend approval of these variance requests as they were done by his father and without ECIA approval and these conditions have both existed for more than 10 years and the shed is well screened and not contrary to the intent of the covenants.*

*New Business:*

- 2. UBL # 11613, Jack Insol, with plans for a wood fence. These plans were approved with the following stipulations: Stringers shall be on the inside of the fence.*
- 3. UBL # 12317, Jack Hunter, 6 Encantado Road, with fence plans. These plans were approved with the following stipulations: Stringers shall be on the inside of the fence.*
- 4. UBL # 23005, Jim and Susan Daniels, 1 Lobo Lane, with plans for a deck and observatory In their fenced enclosure. These plans were approved with the following stipulations: Resident shall use a camo or earth toned trap to screen the top of the white Observatory, when not in use.*
- 5. UBL#33826, Tom Moore, 5 Puerto Road, with plans for a roof mount solar array. These plans were approved with the following stipulations:
  - a. Resident shall contact the ECIA for panel height verification at the time of the installation, to verify it is as approved.**
- 6. UBL# 1-16-14, David and Janine Sammeth, 18 Lucero Road, with plans for a Ground Mount Solar Array These plans were approved with the following stipulations:
  - a. Resident shall screen the array with planned 7 foot tall fence**
- 7. UBL # 10121, Terry Griffin, 81 Encantado Loop, with plans to add a Metal roof over existing pergola. These plans were approved with no stipulations.*
- 8. UBL#1-16-06, Jeff Babcock, 16 Camerada Rd, with plans for a new Portal with a variance Request due to the length of the non-conforming structure. The Committee voted to recommend approval of these variance requests for the following reasons:*

1. *There is an existing portal (with the same red metal roofing) on the home with the same construction and this addition would be in keeping with the architectural style of the current home.*

2. *The low height of this addition and low pitch of the metal roof will mean that there will be minimal visibility of the metal roof and thus not contrary to the intent of the covenants.*

9. *UBL # 2-02-05, German and Linda Gloria, 32 Fonda Rd, with plans for a Ramada These plans were approved with the following stipulations:*

a. *The tile on the new portal shall match the tile on the homes roof.*

10.

*for a coyote screening fence.*

*These plans were approved with the following stipulations:*

a. *Stringers shall be on the inside of the fence.*

11.

*with plans for a new garage.*

*These plans were approved with the following stipulations:*

a. *Stringers on the inside of the fence,*

12.

*for a New Carport.*

*These plans were approved with the following stipulations:*

a. *There are to be no exposed joist ends.*

13.

*for a new portal. These plans were*

*Approved with no stipulations.*

14.

*variance request for a*

*Greenhouse more than 15 feet from the home. This variance is being recommended*

*to the Board for the following reasons:*

- a. The proposed structure is well screened by mature vegetation and planned in an existing enclosure area and will not be contrary to the intent of the covenants.*
- b. To have the greenhouse closer to the home would result in the loss of mature trees.*

*15.*

*variance request to allow for the*

*Rebuilding two existing old fences on her lot that exceed 4000 square feet of enclosure Space. The committee is recommending approval of this variance request due to the fact that these fences, which require replacement, were approved by the ECIA and built over 10 years ago. This work will not be contrary to the intent of the covenants and to have to reduce the size of these fences would be more costly and a financial hardship for the owner.*

*16.*

*request to Paint a fence. These*

*Plans were denied and as required under section 10.3.6 of the guidelines, the fence should be repainted a natural wood or earth toned color, similar to the chosen Stucco Colors.*

*17.*

*plans for replacing a*

*fence with new one. These plans were approved with the following stipulations:*

- a. Stringers on the inside of the fence*

*18.*

*Restucco, fence, New roof*

*These plans for the restucco of the home and the coyote fence and portal plans were approved as planned. The plans for the black roofing membrane were denied as black is not one of the approved roof colors and the Committee is requiring that the applicant come back to the Committee with a sample of the proposed roofing and some kind of light reflectivity information on the product.*

19.

*with plans for new Ramada.*

*These plans were approved with the stipulation that the metal roof shall be mocha tan  
And with low light reflectivity.*

20.

*to Increase fence height*

*to 6 feet using wood and wire fencing. These plans were approved with the  
Stipulation that the fence wire should be of a compliant design as shown on the plans.*

21.

*new Shed plans. These plans were*

*Approved with the stipulation that the shed color shall match the color of the home closely.*

*FINAL ORDER OF BUSINESS:*

*There was no further business.*

*The meeting was adjourned at 5:15 PM*

*Submitted By:*

*Mark Young, Staff Representative*