

**Eldorado Community Improvement Association, Inc. *Architecture Committee***  
***Meeting Agenda May 23<sup>rd</sup>, 2023 at 3 PM -***

|                            |                               |               |                     |                 |
|----------------------------|-------------------------------|---------------|---------------------|-----------------|
| AAC MEMBERS:               | Katherine Mortimer –<br>Chair | Casey Cronin  | Gary Moran          | Bryan Baldwin   |
| Meeting will start at 3 PM | Co-Chair- John<br>McDermon    | Larry Ward    |                     |                 |
| Members Present *          | Staff Member:                 | Mark Young    | Board Liaison       |                 |
|                            | Projects: (15)                | Approved: (0) | Board Review: (0)   | Compliance: (0) |
| New Home: (0)              | Addition: (0)                 | Lg. Acc: (0)  | Sm. Acc: (1)        | Garage: (0)     |
| Fence: (8)                 | Wall: (1)                     | Portal: (0)   | Ramada/Pergola: (0) | Studio:(0)      |
|                            |                               |               |                     | Other: (1)      |
| Solar Array: (4)           | RV Screening Plan (0)         | Cistern: (0)  | Driveway Gate: (0)  | Carport: (0)    |

**Consent Agenda Approvals:**

| <b>UBL</b> | <b>Name</b>        | <b>Address</b>       | <b>Nature of Project</b>      |
|------------|--------------------|----------------------|-------------------------------|
| 32110      | Tasio Hernandez    | 60 Moya Rd           | Roof renovations              |
| 20406      | Dale Stahlecker    | 30 Fonda Rd          | Re-roofing                    |
| 14901      | Felicia Probert    | 15 Gaviota Rd        | Window Replacement & restucco |
| 14113      | Dianne Duenzl      | 62 Ave De Compadres  | Door replacement              |
| 12613      | Thomas Mauter      | 20 Casa Del Oro Loop | Roof Replacement              |
| 33412      | Andrew Espinoza    | 19 Moya Loop         | Raising wall height           |
| 35302      | Scott & Deb Blevis | 3 Avila Rd           | Restucco                      |

**Announcements:**

1. Mark (Zoom) will announce that the meeting is being recorded.
2. Review of the Meeting minutes from the May 9<sup>th</sup>, 2023 AC meeting.

|                     |   |
|---------------------|---|
| <b>New Business</b> |   |
| Project             | 1.  |
| UBL:                | 3-07-08                                       |
| Name:               | Kristine Cromwell                             |
| Project Address:    | 17 Descanso Rd                                |
| Project Type        | 8 foot tall RV screening fence                |
| Project             | 2.  |
| UBL:                | 1-23-17                                       |
| Name:               | Jeanne Brown                                  |
| Project Address:    | 6 Encantado Road                              |
| Project Type        | Addition to existing ground mount solar array |

|                  |  |
|------------------|--|
| Project          | 3.   |
| UBL:             | 3-24-02  |
| Name:            | Craig Bowen  |
| Project Address: | 5 Verano Drive   |
| Project Type     | Low profile Roof mount Solar PV System                             |
|                  |  |
| Project          | 4.   |
| UBL:             | 3-13-11  |
| Name:            | Andrew Martin  |
| Project Address: | 2 Mariano Road   |
| Project Type     | Roof Mount Solar array   |
|                  |  |
| Project          | 5.   |
| UBL:             | 1-54-36  |
| Name:            | Jill and Brian Fredrickson   |
| Project Address: | 16 Aventura Road   |
| Project Type     | Roof Mount Solar array with visibility over parapets               |
| Project          | 6.   |
| UBL:             | 1-63-03  |
| Name:            | Tom Enns   |
| Project Address: | 5 Sabroso Road   |
| Project Type     | Coyote fence built with out approval and with stringers on outside |
| Project          | 7.   |
| UBL:             | 3-12-12  |
| Name:            | David Hernandez  |
| Project Address: | 4 Carlito Road   |
| Project Type     | 6 foot tall screening fence for solar array                        |
|                  |  |
| Project          | 8.   |
| UBL:             | 1-59-32  |
| Name:            | John Gingrich  |
| Project Address: | 14 Antigua Rd  |
| Project Type     | Adding height to existing block/stucco wall                        |
|                  |  |
| Project          | 9.   |
| UBL:             | 1-52-06  |
| Name:            | Shane Herron   |
| Project Address: | 12 Estacada Rd.  |
| Project Type     | Wood post and wire fence   |
|                  |  |
| Project          | 10.  |
| UBL:             | 3-21-10,   |
| Name:            | Tasio Hernandez  |
| Project Address: | 60 Moya Rd,  |
| Project Type     | with plans to add a metal roof.                                    |
|                  |  |
| Project          | 11.  |

|                  |   |
|------------------|---|
| UBL:             | 2-14-03   |
| Name:            | Robert Turley   |
| Project Address: | 3 Aula Ct.  |
| Project Type     | Modifications to existing fence                                 |
| Project          | 12.   |
| UBL:             | 1-63-04   |
| Name:            | Bob Broshears   |
| Project Address: | 7 Sabroso Rd.   |
| Project Type     | Converting metal fence with wood slats to bring into compliance |
| Project          | 13.   |
| UBL:             | 2-18-26   |
| Name:            | Daniel Walden   |
| Project Address: | 12 Alondra Road   |
| Project Type     | New Shed  |
| Project          | 14.   |
| UBL:             | 1-37-02   |
| Name:            | Nina Gordon   |
| Project Address: | 4 Domingo Rd  |
| Project Type     | New Coyote fence  |
| Project          | 15.   |
| UBL:             | 3-34-12   |
| Name:            | Andrew and Melissa Espinoza                                     |
| Project Address: | 19 Moya Loop  |
| Project Type     | Adding Coyote latillas to existing wall                         |

#### New Business:

1. Guideline review meeting updates
2. Committee to delegate approval of fence repair/replacement projects to the ECIA staff and that such approvals will be documented as consent agenda items. In the motion, how about we define the limits of the delegation to be:

Fence projects approvable by ECIA staff shall be limited to projects that repair or replace an existing previously approved fence with a fence in one of the approved styles, per the current architectural guidelines, while maintaining the existing fence line, provided there are no setback violations or variances. These approvals will then be documented as a consent agenda item on the agenda of the next Architecture Committee meeting. If, at any time during the process, the ECIA staff does not feel a project meets these criteria they will forward the project to the Architecture Committee for consideration at the next regularly scheduled meeting.

#### NOTES:

- 1) I went a bit farther and included “replacement” as long as they’re using a compliant fence design, do avoid having to define the difference between repair and replacement - is replacing 50.0001% of the a “replacement” or

a repair? Functionally, as long as the applicant is proposing the use of a complaint design, I don't see a difference between repair or replacement.

2) I added the not setback violations or variances with the idea that if there is a variance, even if it was previously approved, if the applicant is proposing to replace the fence, it's a good time to revisit the need for the setback variance and to see if a realignment could eliminate the variance. Kind of like having to bring a home up to code when you touch something like electrical or plumbing in a project.

Adjournment