

**ELDORADO COMMUNITY IMPROVEMENT ASSOCIATION, INC.**

**TITLE:** Delegation of Authority to approve fence repair/replacement to ECIA staff

**BOARD PROCEDURE NUMBER:** 2023.07.18-2

**DATE OF PROCEDURE APPROVAL:** July 18<sup>th</sup>, 2023

On July 18, 2023, the ECIA Board of Directors approved the delegation to ECIA staff the authority to approve paint, stucco, and roof colors.

Current GUIDELINES FOR PROTECTIVE COVENANTS AND BUILDING RESTRICTIONS FOR ELDORADO AT SANTA FE, dated April 20, 2017, requires Architecture Committee approval for any “vertical” work on a property in Eldorado.

Authority for approval of paint, stucco, and roof colors has been delegated to the ECIA for many years. Each of these approvals are documented as a part of the consent agenda in the subsequent Architecture Committee meeting.

**JUSTIFICATION:**

This motion follows the precedent previously established when the Board delegated authority for approval of paint, stucco, and roof colors to the ECIA staff. The ECIA staff has demonstrated good judgment when exercising their delegated authority such that this additional proposed delegation of authority is justified. Approval of this motion will allow the ECIA staff to expeditiously approve affected projects, thus benefiting community residents while simultaneously improving Architecture Committee and Board efficiency.

**LIMITATIONS:**

Provided there are no setback violations or variances, 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. To be eligible for staff approval without Architecture Committee review such projects must maintain the existing fence line. These approvals will 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 review at the next regularly scheduled meeting.

NOTE: maintenance of an existing fence does not require project approval.