

**CASAS ADOBES TERRACE HOA
ARCHITECTURAL CONTROL COMMITTEE
Meeting Minutes – November 3, 2015**

As Approved February 2, 2016

Opening:

The regular meeting of the Architectural Control Committee was called to order at 6:30 PM on November 3, 2015 at the Nanini Library by Howard Buehler.

Present:

Howard Buehler, Chairman
Mike Yoquelet, Vice-chairman
Wilbur Beemer, Committee member
Joe Fernandes, Secretary

Absent:

James Davenport, Committee member

Approval of Minutes:

A motion was made to approve the ACC meeting minutes from the October 6, 2015 meeting. The motion passed 4-0.

Homeowner Comments:

None.

New Applications:

Lot 100 – Resubmitted application – Install solar panels (revised).

Work was completed on this project after the application had expired in July 2015. Homeowner resubmitted this application to request final approval. A motion was made to renew the preliminary conditional approval with additional conditions to be met before final approval is granted. The motion passed 4-0.

Lot 105 – New application – Repaint house and exterior trim.

An application was submitted to request approval to repaint the house exterior and trim with two colors from the approved color list. The house will be painted with the existing color and a new trim color will be selected. A motion was made to grant preliminary approval for this project. The motion passed 4-0.

Pending Applications:

Lot 28 – Preliminary conditional approval – Install solar panels.

An application and site plan were submitted to request approval to install solar panels on the west side of the roof of the home. A motion was made to grant preliminary conditional approval for this project on August 11, 2015. The panels have been installed, but the boxes, conduits, etc. need to be painted.

Lot 30 – Preliminary approval – Repaint house and exterior trim.

An application was submitted to request approval to repaint the house exterior and trim with two colors from the approved color list. Preliminary approval for this project was granted on September 1, 2015.

Lot 30 – Preliminary approval – Replace exterior light fixtures.

An application and picture were submitted to request approval to install three replacement light fixtures. Preliminary approval for this project was granted on September 1, 2015.

Lot 30 – Preliminary approval – Replace backyard playset.

An application and picture were submitted to request approval to install a new playset to replace the existing playset in the backyard. Preliminary approval for this project was granted on September 1, 2015.

Lot 74 – Preliminary conditional approval – Patio expansion and deck.

An application, site plan, floor plan and elevation were submitted to request approval to expand the existing patio and build a deck. Preliminary conditional approval for this project was granted on May 5, 2015. Work on this project been completed. An inspection will be done before a final approval will be granted.

Completed Applications:

None.

Expired Applications:

Lot 101 – Preliminary approval – Install solar panels.

An application and plans were submitted to request approval to install solar panels on the roof of the home. Preliminary approval for this project was granted on April 7, 2015. The project has been completed, but a request has been made to the homeowner to paint the control boxes and conduit attached to the side of the house to match the color of the house. Since this application has now expired, further follow up will be done by the management company and the board.

Other Business:

None.

Action Items:

None.

Next Meeting:

Tuesday, December 1, 2015 at 6:30 PM at the Nanini Library.

Adjournment:

The meeting was adjourned by Howard Buehler at 6:59 PM.

Minutes Submitted by:

Joseph Fernandes on November 11, 2015.