

**CASAS ADOBES TERRACE HOA
ARCHITECTURAL CONTROL COMMITTEE (ACC)
Meeting Minutes – September 7, 2021 – Casas Adobes Terrace Park
As approved at 10/05/2021 regular meeting**

CALL TO ORDER:

The meeting was called to order by Rich Baumann at 8:00 AM on September 7, 2021.

PRESENT:

Rich Baumann, Chairman
Joe Fernandes, Secretary
Mark Hamilton, Committee member

HOMEOWNER COMMENTS:

None

APPROVAL OF MINUTES:

- A motion made to approve the minutes from the August 3, 2021 ACC meeting passed 3-0.

OLD/NEW BUSINESS:

- **Lot 60 – 3020 W Calle Lucinda – Tree replacement**
An application was submitted by this homeowner to remove and replace a tree. Homeowner will be notified that an application is not needed to replace a tree.
- **Lot 97 – 2960 W Corte Madelena – Roof repair**
Tile installation completed 7/19/21. As a courtesy, the homeowner was reminded on 7/26/21 about the requirement to paint the drip edge within 30 days by 8/19/21. Final approval cannot be granted until painting has been completed. Referred to the board for further action.
- **Lot 118 – 2921 W Calle Lucinda – Roof repair (Board violation)**
An application was submitted by this homeowner as a result of a board violation for starting the project without an application. The ACC cannot grant final approval for this project because the bird stop and trim do not match in color.

ACTIONS TAKEN:

- **Lot 18 – 3040 W Placita Montessa – Driveway expansion – Final approval**
Information requested on 6/03/21 about possibly being too narrow for 3 vehicles, homeowner has not responded. The homeowner was notified on the final approval form that parking in the gravel will result in violations. A motion made to grant final approval passed 3-0.
- **Lot 50 – 3077 W Corte Olivia – 2nd gate – Initial conditional approval**
An application and pictures were submitted by this homeowner to install a 2nd gate on the west side of the lot. Based on a visit and inspection of what is proposed made prior to this meeting, a motion made to grant initial conditional approval passed 3-0.
- **Lot 51 – 3071 W Corte Olivia – Regrade lot – Initial approval (AIL ratification)**
An application and description of the work was submitted by this homeowner to regrade the lot to improve drainage. A motion made to ratify the AIL granting initial approval dated 8/26/21 passed 3-0.
- **Lot 64 – 3060 W Calle Lucinda – Repaint house and trim – Date extension**
The homeowner sent an email dated August 23, 2021 in response to status requests advising that there has been a delay because of monsoon rain. A motion made to grant a date extension to 12/1/21 passed 3-0.

- **Lot 68 – 3088 W Calle Lucinda – Replace window – Initial approval**
An application was submitted by this homeowner to replace their large front window. A motion made to grant initial approval passed 3-0.
- **Lot 120 – 2910 W Calle Lucinda – Re-roof – Notify of expiration date**
An application was submitted by this homeowner to re-roof the house. A motion made to notify the homeowner of the 10/05/21 expiration date passed 3-0.
- **Lot 120 – 2910 W Calle Lucinda – Patio Cover – Notify of expiration date**
An application and diagram was submitted by this homeowner to repair and extend the patio cover on the rear of the house. A motion made to notify the homeowner of the 10/05/21 expiration date passed 3-0.
- **Lot 136 – 2921 W Corte Olivia – Driveway extension – Expired application**
The homeowner notified the ACC that the project would be delayed. The ACC notified the homeowner that the application would be expired and a new application would be required when they were ready to start. A motion made to expire the application passed 3-0.
- **Lot 153 – 2950 W Placita Enrica – Front yard landscape/hardscape – Expired application**
This project was never started and reached the expiration date of 9/3/21. Homeowner was notified that a new application would be required when they were ready to start. A motion made to expire the application passed 3-0.
- **Lot 181 – 7086 N Avenida Adella – Backyard playset**
An application and picture was submitted by this homeowner to install a playset in the backyard. Work on this project appears to be completed. Homeowner will be contacted to arrange for an inspection before final approval is granted.

NEXT MEETING:

Tuesday, October 5, 2021 at 8:00am at the Casas Adobes Terrace Park. (Subject to change)

ADJOURNMENT:

A motion made to adjourn the meeting at 8:46am passed 3-0.

MINUTES SUBMITTED BY:

Joseph Fernandes, ACC Secretary, October 3, 2021