

**CASAS ADOBES TERRACE HOA
ARCHITECTURAL CONTROL COMMITTEE (ACC)
Meeting Minutes – September 5, 2023 – Nanini Library
FINAL As Approved at the 10/03/2023 Meeting**

CALL TO ORDER:

The meeting was called to order by Joseph Fernandes at 5:09pm on September 5, 2023.

PRESENT:

Amelia Cruz, Chairman
Joe Fernandes, Secretary
Howard Buehler, Alternate committee member
Rand Mellor, Homeowner
Lonnie Tvrdy, Homeowner

Mark Hamilton, Committee member - Excused absence

HOMEOWNER COMMENTS:

- The homeowner from lot 159 attended the meeting to discuss with the committee the issues related to his solar project. The homeowner agreed to ask the solar company to take another look at moving the solar panels from the west roof to the east roof.

APPROVAL OF MINUTES:

- A motion made to approve the minutes from the August 1, 2023 meeting passed 3-0.

OLD/NEW BUSINESS:

- None

ACTIONS TAKEN:

- **Lot 33 – Rear patio roof repair – Final approval.**
Work on this project was completed and inspected. A motion made to grant final approval passed 3-0.
- **Lot 40 – Driveway coating (Board violation) - Disapproved application.**
An application was submitted by the homeowner as a result of a board violation for starting the project without approval. The color used was not compatible with the existing house color. The homeowner will be asked to recoat the driveway with an acceptable color. A motion made to disapprove the application passed 3-0.
- **Lot 61 – Backyard shed – Date extension.**
In response to an email asking for status of the project, the homeowner said it had not been completed and asked for an extension. A motion made to grant a date extension for this project to 11/07/23 passed 3-0.
- **Lot 73 – Solar panels – Final approval.**
Work on this project was completed and inspected. A motion made to grant final approval passed 3-0.
- **Lot 84 – Solar panels – Information request.**
An application and panel placement plan was submitted by the homeowner. The panel placement plan shows the panels on the east roof. The panels would be less noticeable by the neighborhood if they were placed on the west roof. A motion made to ask the homeowner for an alternate placement plan moving the panels from the east roof to the west roof passed 3-0.

NEXT MEETING:

Tuesday, October 3, 2023 at 5:00pm at the Nanini Library (Subject to change).

ADJOURNMENT:

A motion made to adjourn the meeting at 5:55pm passed 3-0.

MINUTES COMPLETED BY:

Joseph Fernandes, ACC Secretary, September 6, 2023.