

Architectural Control Committee – Meeting Minutes – APPROVED

Date: March 8, 2021

Location: PIPOA Office, 14015 Fortuna Bay Drive

1. Call to order

- a. ACC Chair David Heitzman called the meeting to order at 5:35 PM.

2. Roll call

- a. IN ATTENDANCE:
 - i. ACC: David Heitzman, Charlie Guzman, Bill Hibbs, Josh Senecal
 - ii. Staff: Heather Cooley Coxé
 - iii. Board: Marvin Jones
- b. ABSENT:
 - i. ACC: Michael Hall

3. Approval of Meeting Minutes

- a. The February 8, 2021 meeting minutes were approved.

4. Member Comments

- a. Tom Tagiphour, Honey Homes, asked about replatting 15337 Cruiser to two lots so to build a duplex. The ACC reviewed the CCRs for the subdivision and determined the minimum lot size is 7,000 square feet.
- b. Jack Karam, 13858 Gunwale, and Bob McGinnis, engineer, discussed options for a new boat lift/dock to include a possible floating boat lift.

5. Review of Applications and Variances

- a. The committee reviewed applications. See attached ACC Application Report.

6. Old Business

- a. The ACC submitted changes to the ACC Guidelines to the Board of Directors on 12/15/2020. The Committee requested the Board decision those changes at its February 2021 meeting.

7. New Business

- a. Executive Director Gary Klepperich requested the ACC evaluate the committee's involvement in pre and post-construction improvements of sidewalks/pathways or driveway extensions. The ACC currently does not support added restrictions for owner's wanting to install or modify existing flatwork/landscaping improvements. The ACC does not have sufficient resources to review landscaping projects nor does the ACC serve in an engineering capacity to design such improvements. The ACC stated that, should the Board of Directors choose to recommend plan/design for flatwork restrictions, with recommendations for how best to manage the overall review process, the ACC would implement it.
- b. The ACC reviewed Development Services Information Bulletin 008 – Drainage Requirements for all Projects Including Infill Lots Adjoining Existing Structures. The bulletin was provided to all members of the Board of Directors.

- c. The ACC reviewed Greg Cagle's opinion about solar panels. The ACC recommends the Board of Directors consider a recommendation if the ACC can/should limit the location and appearance of solar panel improvements.

8. Next Meeting Date

- a. The next ACC meeting is scheduled for April 12, 2021.

9. Adjourn

- a. Bill Hibbs made a motion to adjourn the meeting. Josh Senecal seconded. The meeting was adjourned at 7:05 PM.