



Sudden Valley Community Association Architectural Control Committee

Date 11/21/2024

Time 5:00 PM

Location The Dance Barn

Minutes

Type of meeting:	Request and Plan Review
Facilitator:	Daniel Rodriguez, Chair
Committee Attendees:	John Gingrich, Allen Helvajian, Jo Jean Kos, Dan Vink, Patric Zwolenski (left @ 6:24 PM)
Excused Absence:	N/A
Attendees:	Diane Bruneau, Joel Carter
Observers:	John Gordon (Item 4), Jeff & Edwimar Sani (Items 6 & 7), J Young (Item 8)

Item – 1	Approval of 11/21/2024 ACC Meeting Agenda
Item – 2	Consent Agenda – Approval of the 11/07/2024 ACC Meeting Minutes
Item – 3	15 Gray Birch Ln, G13, Tree (Remove 1)
Item – 4	72 Windward Dr, G1, New Construction
Item – 5	9 Larkspur Ct, G2, Tree (Remove 1)
Item – 6	68 Marigold Dr, G2, Ext Alt (Landscaping) Resubmission
Item – 7	68 Marigold Dr, G2, Ext Alt (Deck & Hot Tub) Resubmission Tier 1
Item – 8	21 Lost Fork Ln, G13, Construction Change (Retaining Wall)
Item – 9	21 Plum Ln, G13, Tree (Remove 1)
Item – 10 ADD	Nominate Linda Tessier to the Architectural Control Committee <i>Added at Meeting</i>

Meeting Called to Order 05:00 PM

Item – 1	Approval of 11/21/2024 ACC Meeting Agenda	Video 00:01:13 – 00:02:27
Comments:	Add Item 10 to nominate Linda Tessier to the Architectural Control Committee	
Discussion:		
Action:	Approved with Comments	Motion: Allen Unanimous

Item – 2	Consent Agenda – Approval of the 10/17/2024 ACC Meeting Minutes	Video 00:02:30 – 00:02:44
Comments:		
Discussion:		
Action:	Approved	Motion: Daniel Unanimous

Item – 3	15 Gray Birch Ln, G13, Tree (Remove 1)		Video 00:03:17 – 00:04:08
Comments:			
Discussion:			
Action:	Approved	Motion: Allen	Unanimous

Item – 4	72 Windward Dr, G1, New Construction		Video 00:07:40 – 00:47:49
Comments:	1) String/stake the house boundaries including driveway and decks, 2) Redesign fence to be separate 6' high by 8' wide panels with vegetation, 3) Submit an exterior lighting plan including lights on decks and patios, 4) Submit detailed plan for the water access near neighbors' tree to ensure the tree is not damaged, 5) Reposition the house on the property to move it out of the back corner and submit Variance Request if the repositioning falls within the required setbacks		
Discussion:			
Action:	Denied with Comments	Motion: John	Unanimous

Item – 5	9 Larkspur Ct, G2, Tree (Remove 1)		Video 00:05:46 – 00:06:24
Comments:			
Discussion:			
Action:	Approved	Motion: Allen	Unanimous

Item – 6	68 Marigold Dr, G2, Ext Alt (Landscaping) Resubmission		Video 00:49:35 – 01:08:33
Comments:	Stop Work Order rescinded		
Discussion:			
Action:	Approved with Comments	Motion: Allen	Unanimous

Item – 7	68 Marigold Dr, G2, Ext Alt (Deck & Hot Tub) Resubmission Tier 1		Video 01:08:42 – 01:28:46
Comments:	1) Install planter boxes in front of hot tub that are 2' tall with plants that are at least 2' tall. Planter box(es) must extend the width of the hot tub which is approximately 7', 2) Provide permits for work done by Elm Electric and Northwest Decks Plus, 3) Deck Railings are required on the lower deck. Submit railing plan for lower and upper deck (Phase 2) when available.		
Discussion:			
Action:	Approved with Comments	Motion: John	Unanimous

Item – 8	21 Lost Fork Ln, G13, Construction Change (Retaining Wall)		Video 00:06:36 – 00:07:23
Comments:			
Discussion:			
Action:	Approved	Motion: Allen	Unanimous



Item – 9	21 Plum Ln, G13, Tree (Remove 1)	Video 00:04:15 – 00:05:33
Comments:	Resubmit request with an arborist report	
Discussion:		
Action:	Denied with Comments	Motion: Allen Unanimous

Item – 10 ADD	Nominate Linda Tessier to the Architectural Control Committee <i>Added at Meeting</i>	Video 01:28:50 – 01:30:04
Comments:		
Discussion:		
Action:	Approved	Motion: Daniel Unanimous

Meeting Adjourned 6:30 PM