RAINTREE PROPERTY OWNERS ASSOCIATION
ARCHITECTURAL CONTROL COMMITTEE
Minutes

1/17/2023

Attendance: Nick King, Keith Bohnenkamper, Chris Steffens, Mike Jordan, Kurt Locke, Kent Jarus, Jim Wallis, David Getty and Wendi Rose.

Called meeting to order:
Nick King called the meeting to order at 6:00 pm and the Pledge of Allegiance was recited.

Approval of the Agenda:
Nick King made a **Motion**, seconded by Chris Steffens, to approve the 1/17/23 Agenda. The **Motion** passed unanimously.

Approval of the Minutes:
Nick King made a **Motion**, seconded by Mike Jordan, to approve the ACC Minutes from the 12/20/2022 ACC Meeting. The **Motion** passed unanimously.

Unfinished Business:

Petit 9894 W. Vista (1-73) **Variance for deck location**
ACC has approved this variance. The variance for 1' 9" for the deck location, is being sent to the Board through email for approval.

Construction Bonds: The Committee discussed, in detail, all the construction bond amounts.

Kent Jarus made a **Motion**, seconded by Chris Steffens, to refund the full amount of the deposit on: Dog Pens, Fences, Gazebos, Play Areas and Maintenance of Existing Items. The **Motion** passed, pending Board approval, with 4 ayes and 3 nays.

Nick King made a **Motion**, seconded by Chris Steffens, to combine the Detached Garage and Out Building on the same line with a $2,000 deposit and a $1,000 refund, pending Board approval. The **Motion** passed unanimously.

Nick King made a **Motion**, seconded by Chris Steffens, to divide the Deck deposit into two categories:

- 100 square feet or less - $250 deposit with $250 refund
- More than 100 square feet - $500 deposit with $250 refund

Pending Board approval. The **Motion** passed unanimously.

Kent Jarus made a **Motion**, seconded by Nick King, to adjust the Swimming Pool deposit to a $3,000 deposit with a $1,500 refund, pending Board approval. The **Motion** passed unanimously.

Chris Steffens made a **Motion**, seconded by Nick King, to adjust the Boat Cover/House to a $2,000 deposit with a $1,000 refund, pending Board approval. The **Motion** passed unanimously.

Keith Bohnenkamper made a **Motion**, seconded by Kurt Locke, to charge a $25, non-refundable, flat fee for all Raintree project permits, pending Board approval. The **Motion** passed unanimously.

New Business: n/a

Miscellaneous Business: n/a

Project Overview: David Getty and Nick King signed off on projects.

Adjournment: Nick King made a **Motion**, seconded by Keith Bohnenkamper, to adjourn the meeting at 7:05 pm. The **Motion** passed unanimously.

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