

**RAINTREE PROPERTY OWNERS ASSOCIATION
ARCHITECTURAL CONTROL COMMITTEE**

Minutes

5/16/2023

Attendance: Nick King, Desiree Rodriguez, Kent Jarus, Kurt Locke, Mike Jordan, Chris Steffens, Jim Wallis, Rick Dains, and Wendi Rose.

Called meeting to order:

Nick King called the meeting to order at 7:00 pm and the Pledge of Allegiance was recited.

Approval of the Agenda:

Nick King made a **Motion**, seconded by Chris Steffens, to approve the 5/16/23 Agenda. The **Motion** passed unanimously.

Approval of the Minutes:

Nick King made a **Motion**, seconded by Chris Steffens, to approve the ACC Minutes from the 4/18/2023 ACC Meeting. The **Motion** passed unanimously.

Unfinished Business:

Kelly & Jason Bell 9642 W. Vista (3/31&32) **Boat House** **APPROVED**
The Committee reviewed the revised plans showing the overhangs removed. The storage closet dimensions need to be revised to 35 sq. ft. (14' x 2'6" outside dimensions). Nick King made a **Motion**, seconded by Mike Jordan, to approve the boat house pending storage closet dimensions revision. The **Motion** passed unanimously.

New Business

Gary House 9468 E. Vista (14/120A) **Driveway (INFO ONLY)** **APPROVED**
Mr. House was present for the meeting. The Committee reviewed the plans. This project is Info Only. Nick King is the inspector.

Sharon Thaler 9393 E. Vista (14/36) **Boat House** **APPROVED**
Ms. Thaler was present for the meeting. The Committee reviewed the plans and discussed this project. Nick King made a **Motion**, seconded by Chris Steffens, to approve this project as submitted. The **Motion** passed unanimously. Rick Dains is the inspector.

Don & Lesa Brocksmith 9665 E. Vista (12/5AR) **House** **APPROVED**
Mr. & Mrs. Brocksmith was present for the meeting. The Committee reviewed the plans and discussed this project. Nick King made a **Motion**, seconded by Chris Steffens, to approve this project as submitted. The **Motion** passed unanimously. Kent Jarus and Kurt Locke are the inspectors.

Dave Sallenbach 9682 W. Vista Dr. (3/21) **Replace Existing Deck** **APPROVED**
(INFO ONLY)
Mr. Sallenbach was present for the meeting. The Committee reviewed this project. This is Info Only. Rick Dains is the inspector.

New Business (Continued)

Bill & Kathie Davis 9526 Southern Belle (15/43A) **Fence** **APPROVED**

The Committee reviewed and discussed this project. The property owner would like a 5' fence. They submitted two options to the ACC, a 4' fence plan and a 5' fence plan. Nick King made a **Motion**, seconded by Kent Jarus, for ACC to change the Fence Guidelines from 48" to 60" panel height, pending Board approval. Nick King made a **Motion**, seconded by Mike Jordan, to approve this project, pending Board approval of the change of fence panel height or pending Board variance of a 5' fence, if panel height is not approved. The **Motion** passed unanimously. Rick Dains is the inspector.

Steven & Dawn Ule 10524 Acorn Dr. (24/105A) **House** **APPROVED**

The Committee reviewed and discussed this project. Nick King made a **Motion**, seconded by Chris Steffens, to approve this project as submitted. The **Motion** passed unanimously. Chris Steffens is the inspector.

John Lang 10404 Lake Crest Dr. (24/40A) **House** **APPROVED**

Mr. Lang was present at the meeting. The Committee reviewed and discussed this project. Nick King made a **Motion**, seconded by Chris Steffens, to approve this project as submitted. The **Motion** passed unanimously. Chris Steffens is the inspector.

James & Jennifer Kanz 9543 Bent Tree Dr. 15/109) **Wooden Play Set** **APPROVED**

The Committee reviewed and discussed this project. Nick King made a **Motion**, seconded by Rick Dains, to approve this project as submitted. The **Motion** passed unanimously. Desiree Roderiguez is the inspector.

Miscellaneous Business:

Eric Kightlinger 6061 Plantation (8/112) **Additional parking and retaining wall**

The Committee discussed the gravel and dirt that has been brought in at this address and decided to just keep an eye on it for now.

New Home Build Requirements

The Committee discussed the requirements of paving where a new home is built and/or maintaining gravel. This subject will be discussed at the June Board Meeting.

Gravel Driveway Requirements

The Committee will be making guidelines for secondary parking. They will be researching other subdivisions on secondary parking dimensions. Guidelines will consist of concrete, asphalt, ACC approved rock, not to be used for storage, used to park vehicles two cars wide and two cars deep, as close to the house as possible, etc.

Project Overview: Several inspectors signed off on completed projects.

Adjournment: Nick King made a **Motion**, seconded by Rick Dains, to adjourn the meeting at 8:25 pm. The **Motion** passed unanimously.