

# Minutes

## Sudden Valley Community Association Architectural Control Committee

August 18, 2022

6:00 pm

Zoom Meeting

<b>Type of meeting:</b>	<b>ACC Regular Meeting</b>
<b>Facilitator:</b>	<b>Keith McLean, Chair</b>
<b>Committee Attendees:</b>	<b>Rich Hart, Jo Jean Kos</b>
<b>Staff Attendees:</b>	<b>Jon Kaer, IT Administrator</b>
<b>ACC Coordinator:</b>	<b>Deb Corbett</b>
	<b>Agenda Topics</b>

<b>Item No. 1</b>	<b>APPROVAL OF AUGUST 18, 2022 MEETING AGENDA</b>
<b>Item No. 2</b>	<b>45 WINDWARD DRIVE (32-097) GATE 1- TREE TRIMMING &amp; REMOVAL REQUEST</b>
<b>Item No. 3</b>	<b>29 GRANDVIEW LANE (07-109)GATE 2-TREE TRIMMING &amp; REMOVAL REQUEST</b>
<b>Item No. 4</b>	<b>5 GREEN HILL RD (16-233) GATE 3- TREE TRIMMING &amp; REMOVAL REQUEST</b>
<b>Item No. 5</b>	<b>55 HILLSIDE PLACE (15-198) GATE 3- TREE TRIMMING &amp; REMOVAL REQUEST</b>
<b>Item No. 6</b>	<b>28 TUMBLING WATER DRIVE (24-096) GATE 5-TREE TRIMMING &amp; REMOVAL REQUEST</b>
<b>Item No. 7</b>	<b>43 WINDWARD DRIVE (32-096) GATE 1-EXTERIOR ALTERATION REQUEST</b>
<b>Item No. 8</b>	<b>82 N. POINT DRIVE (12-56-57) GATE 1-EXTERIOR ALTERATION REQUEST</b>
<b>Item No. 9</b>	<b>18 INLET CIRCLE (21-31) GATE 1-EXTERIOR ALTERATION REQUEST</b>
<b>Item No 10</b>	<b>27 INLET CIRCLE (21-033) GATE 1-EXTERIOR ALTERATION REQUEST</b>
<b>Item No. 11</b>	<b>5 GREEN HILL ROAD (16-233) GATE 3-FENCE REQUEST</b>
<b>Item No. 12</b>	<b>5 GREEN HILL ROAD (16-233) GATE 3-EXTERIOR ALTERATION REQUEST</b>
<b>Item No. 13</b>	<b>5 GREEN HILL ROAD (16-233) GATE 3-EXTERIOR ALTERATION REQUEST</b>
<b>Item No. 14</b>	<b>71 VALLEY CREST WAY (02-75) GATE 3-EXTERIOR ALTERATION REQUEST</b>
<b>Item No. 15</b>	<b>10 GOOSEBERRY CIRCLE (27-28) GATE 5-EXTERIOR ALTERATION REQUEST</b>
<b>Item No. 16</b>	<b>7 BRAMBLE WAY (25-80) GATE 5-EXTERIOR ALTERATION REQUEST</b>
<b>Item No. 17</b>	<b>28 TUMBLING WATER DRIVE (24-096) GATE 5-EXTERIOR ALTERATION REQUEST</b>
<b>Item No. 18</b>	<b>31 BRAMBLE WAY (25-060) GATE 5-NEW CONSTRUCTION REQUEST</b>
<b>Item No. 19</b>	<b>20 SWEETCLOVER CIRCLE (25-135) GATE 5-NEW CONSTRUCTION REQUEST</b>
<b>Item No. 20</b>	<b>2 JASPER RIDGE LANE (10-123) GATE 13- EXTERIOR ALTERATION REQUEST (PREVIOUSLY DEFERRED)</b>
<b>Item No. 21</b>	<b>7 GRANITE CIRCLE (14-104) GATE 13 DISCUSSION</b>
<b>Item No. 22</b>	<b>3 STABLE LANE (05-058) GATE 13 DEFERRED PREVIOUSLY HEARD-DISCUSSION</b>

<b>Item – 1</b>	<b>APPROVAL OF AUGUST 18, 2022 MEETING AGENDA</b>
<b>Comments:</b>	
<b>Discussion:</b>	
<b>Action:</b>	<b>Approved. Rich Hart moved and Jo Jean seconded it. Unanimous.</b>

<b>Item – 2</b>	<b>45 WINDWARD DRIVE (32-097) GATE 1- TREE TRIMMING &amp; REMOVAL REQUEST</b>
<b>Comments:</b>	<b>No permit required based on diameter. Both dead.</b>
<b>Discussion:</b>	
<b>Action:</b>	<b>Approved. Jo Jean moved and Rich seconded it. Unanimous.</b>

<b>Item – 3</b>	<b>29 GRANDVIEW LANE (07-109)GATE 2- TREE TRIMMING &amp; REMOVAL REQUEST</b>
<b>Comments:</b>	
<b>Discussion:</b>	<b>Michael &amp; Coleen attended. WC permit required.</b>
<b>Action:</b>	<b>Approved. Rich moved to approve. Jo Jean seconded it. Unanimous.</b>

<b>Item – 4</b>	<b>5 GREEN HILL RD (16-233) GATE 3- TREE TRIMMING &amp; REMOVAL REQUEST</b>
<b>Comments:</b>	<b>Nicole attended. WC permit required.</b>
<b>Discussion:</b>	
<b>Action:</b>	<b>Approved. Rich moved and Jo Jean seconded it. Unanimous.</b>

<b>Item – 5</b>	<b>55 HILLSIDE PLACE (15-198) GATE 3- TREE TRIMMING &amp; REMOVAL REQUEST</b>
<b>Comments:</b>	<b>Arborist report included. County permit required.</b>
<b>Discussion:</b>	
<b>Action:</b>	<b>Approved. Jo Jean moved and Rich seconded it. Unanimous.</b>

<b>Item – 6</b>	<b>28 TUMBLING WATER DRIVE (24-096) GATE 5-TREE TRIMMING &amp; REMOVAL REQUEST</b>
<b>Comments:</b>	
<b>Discussion:</b>	
<b>Action:</b>	<b>Approved. Rich moved and Jo Jean seconded it. Unanimous.</b>

<b>Item – 7</b>	<b>43 WINDWARD DRIVE (32-096) GATE 1-EXTERIOR ALTERATION REQUEST</b>
<b>Comments:</b>	<b>Resurfacing driveway. Pea gravel replaced with concrete. Obtain necessary county permits.</b>
<b>Discussion:</b>	
<b>Action:</b>	<b>Approved with comments. Keith moved and Jo Jean seconded it. Unanimous.</b>

<b>Item – 8</b>	<b>82 N. POINT DRIVE (12-56-57) GATE 1-EXTERIOR ALTERATION REQUEST</b>
<b>Comments:</b>	<b>Landscaping request. After September 30, no earthmoving is allowed.</b>
<b>Discussion:</b>	
<b>Action:</b>	<b>Approved. Keith moved and Rich seconded it. Unanimous.</b>

<b>Item – 9</b>	<b>18 INLET CIRCLE (21-31) GATE 1-EXTERIOR ALTERATION REQUEST</b>
<b>Comments:</b>	<b>No on black. Lighter color—possibly grey. Different color.</b>
<b>Discussion:</b>	
<b>Action:</b>	<b>Deferred with comments. Jo Jean moved and Rich seconded it. Unanimous.</b>

<b>Item – 10</b>	<b>27 INLET CIRCLE (21-033) GATE 1-EXTERIOR ALTERATION REQUEST</b>
<b>Comments:</b>	<b>Redirecting storm drain and steps are in the set back zone. Parking is in front. Address needs to be visible from street. Needs county permit. Coverage is being added to. Must abide by all setbacks. Recommend a storm water detention system.</b>
<b>Discussion:</b>	
<b>Action:</b>	<b>Approved with comments.</b>

<b>Item – 11</b>	<b>5 GREEN HILL ROAD (16-233) GATE 3-FENCE REQUEST</b>
<b>Comments:</b>	<b>Nicole attended. Galvanized and metal railing, 4' tall.</b>
<b>Discussion:</b>	
<b>Action:</b>	<b>Approved with comments. Rich moved and Jo Jean seconded it. Unanimous.</b>

<b>Item – 12</b>	<b>5 GREEN HILL ROAD (16-233) GATE 3-EXTERIOR ALTERATION REQUEST</b>
<b>Comments:</b>	<b>Nicole attended. 100 sq ft max shed. Shed needs to be attached to house or submit a variance request. Siding and roof also need to match house.</b>
<b>Discussion:</b>	
<b>Action:</b>	<b>Approved. Rich moved and Jo Jean seconded it. Unanimous.</b>

<b>Item – 13</b>	<b>5 GREEN HILL ROAD (16-233) GATE 3-EXTERIOR ALTERATION REQUEST</b>
<b>Comments:</b>	<b>Nicole attended. Replace window with door. Needs County permit.</b>
<b>Discussion:</b>	
<b>Action:</b>	<b>Approved with comments. Rich moved and Keith seconded it. Unanimous.</b>

<b>Item – 14</b>	<b>71 VALLEY CREST WAY (02-75) GATE 3-EXTERIOR ALTERATION REQUEST</b>
<b>Comments:</b>	<b>House color, navy blue, approved. Trim is not approved.</b>
<b>Discussion:</b>	
<b>Action:</b>	<b>Approved. Jo Jean moved and Rich seconded it. Unanimous.</b>

<b>Item – 15</b>	<b>10 GOOSEBERRY CIRCLE (27-28) GATE 5-EXTERIOR ALTERATION REQUEST</b>
<b>Comments:</b>	
<b>Discussion:</b>	
<b>Action:</b>	<b>Approved. Keith moved and Rich seconded it. Unanimous.</b>

<b>Item – 16</b>	<b>7 BRAMBLE WAY (25-80) GATE 5-EXTERIOR ALTERATION REQUEST</b>
<b>Comments:</b>	
<b>Action:</b>	<b>Approved. Keith moved and Jo Jean seconded it. Unanimous.</b>

<b>Item – 17</b>	<b>28 TUMBLING WATER DRIVE (24-096) GATE 5-EXTERIOR ALTERATION REQUEST</b>
<b>Comments:</b>	<b>Relocating propane tank up the hill and with a smaller tank. Vegetative screening required.</b>
<b>Discussion:</b>	
<b>Action:</b>	<b>Approved with comments. Rich moved and Jo Jean seconded it. Unanimous.</b>

<b>Item – 18</b>	<b>31 BRAMBLE WAY (25-060) GATE 5-NEW CONSTRUCTION REQUEST</b>
<b>Comments:</b>	<b>Long discussion from resident next door. Builder needs to be aware of 30 ft between driveways.</b>
<b>Discussion:</b>	
<b>Action:</b>	<b>Approved with comments. Rich moved and Jo Jean seconded it. Unanimous.</b>

<b>Item – 19</b>	<b>20 SWEETCLOVER CIRCLE (25-135) GATE 5-NEW CONSTRUCTION REQUEST</b>
<b>Comments:</b>	<b>Need an arborist report for 2 trees. Concerns about retaining wall and down hill storm water drainage. Maintenance checks the driveway.</b>
<b>Discussion:</b>	
<b>Action:</b>	<b>Approved with comments.</b>

<b>Item – 20</b>	<b>2 JASPER RIDGE LANE (10-123) GATE 13- EXTERIOR ALTERATION REQUEST (<i>PREVIOUSLY DEFERRED</i>)</b>
<b>Comments:</b>	<b>Corrugated roofs aren't allowed in Sudden Valley. We need to see a picture of the actual product he plans to install. Can't be polycarbonate and must provide sample.</b>
<b>Discussion:</b>	
<b>Action:</b>	<b>Deferred with comments. Keith moved and Rich seconded it. Unanimous.</b>

<b>Item 21-</b>	<b>7 GRANITE CIRCLE (14-104) GATE 13 <i>PREVIOUSLY HEARD</i> -DISCUSSION</b>
<b>Comments:</b>	<b>Would like to reiterate that the unit will not be a rental unit. Will give it to the board because there will need to be a signed MOU.</b>
<b>Discussion:</b>	
<b>Action:</b>	

<b>Item 22-</b>	<b>3 STABLE LANE (05-058) GATE 13 DEFERRED <i>PREVIOUSLY HEARD</i>-DISCUSSION</b>
<b>Comments:</b>	<b>Should have less than 6' tall vegetative screening. Paint to match house.</b>
<b>Discussion:</b>	
<b>Action:</b>	<b>Approved. Jo Jean moved and Rich seconded it. Unanimous.</b>

**ADJOURNED: 9:40 PM.**