



**Architectural Control Committee Minutes
May 13, 2024 – Zoom meeting @ 5:00 PM**

ACC Members Present: Allen Alchian, Dan Snelling, Dan Garrison, Rob Schlue

ACC Member Absent:

Others Present: John Highhouse (Executive Director), Mike Sauer, Kevin Pratt

New Business:

1. 1290 Castlecombe Ln, Lot 2 Highlands filing 6 – Miscellaneous Application. Exterior updates to house. Paint soffit trim & stucco body, replace exterior lighting with new sconces, and new front and garage doors. The ACC unanimously approved this project, with the condition that the lighting elements are shielded so that there is no harsh glare directly visible from the neighbors.
2. 830 Trumpeters Ct, Lot 5 Classic filing 6 – Miscellaneous Application. Extend fence height to keep the dog from jumping the fence. Disapproved. The owners will need to resubmit a new application with more detailed information about the fence, type and color of wood to be used, height of the completed fence, and include a site plan of the existing fence plus any proposed additional enclosed area. The Committee emphasizes that an electric underground (invisible) fence is a good option. If the owners want to move forward with building a taller fence, they should be aware that it cannot be a fence using a combination of different cuts of lumber. If dimensional cut lumber is used, it would need to be a 2x6" cross section for the rails (2x4" won't work).
3. The Committee unanimously recommends to the Board of Directors that both Kevin Pratt and Mike Sauer become full voting members of the ACC. Both have met the meeting requirements to become members of the Committee.
4. 19125 Royal Troon Dr, Lot 21 Highlands filing 2 – Miscellaneous Application. Replace the garage door with a similar style and color. Repaint house in colors SW7036 "Accessible Beige", SW7038 "Tony Taupe", and trim in SW7047 "Porpoise". The ACC unanimously approved as submitted.
5. 960 Trumpeters, Lot 12 Highlands filing 3 – Miscellaneous Application. Having received additional details about the proposed project, on 5/2/2024 the ACC by email voted to approve the project to extend the back patio and add a cover with stone columns, stucco, and roof shingles to match the existing house.
6. 910 Trumpeters, Lot 14 Highlands filing 3 – Miscellaneous Application. Trampoline in the backyard, anchored and protected by existing trees. The ACC approved the project as submitted, with the condition that at least two additional evergreen trees, a minimum of 4' tall when planted, be installed on the north side of the trampoline to break the view from the neighbor's house. The Committee approved location #1 on the submitted site plan.
7. On 5/2/2024, the Executive Director contacted the builder and the owners of the new construction at 18685 Archers Drive to remind them that the driveway must match the trail level with a smooth, gradual transition. Appropriate trail material must be added to the trail on both sides of the driveway. The owner did add some material and will work on it to make the transition more gradual.

Old Business: none

Adjournment – The meeting ended at 5:17 PM. The next ACC Zoom meeting is scheduled for June 13, 2024, at 5:00 PM.