



ARCHITECTURAL REVIEW COMMITTEE

Minutes of the ARC meeting held 5/1/05 at Allen's house, 1:00 PM

Subject: Lot 19 home design

People present:

ARC members: Allen and Roy
Neighbors: Bob and Gerry Burr, Sally Lowe
Lot 19: Owners: Crystal and Dennis Sterling
Contractor: Margie Sells

The application was rejected due to the application not complete and for design concerns.

Application concerns:

- % Lot coverage not shown.
- Post construction lot contours not shown.
- Cut off drain not shown.
- AC/heat pump location not shown along with sound rating specification.
- Deck/patio plans not shown.
- Plumbing vents not shown, should not be visible from street.
- Fascia must be 2 X 8.

Design concerns:

- Orientation:
 - Front door not facing street.
 - Design has views towards the north and east with the south street side a blank wall with one small window.
- Blank walls:
 - South and west side.
- Requires deep cuts with retaining walls, Patio and decks would be 5 feet below grade.

Allen and Roy suggested that a new design is needed and that Crystal & Dennis need to consider new ideas. Gerry and Bob suggested that Crystal & Dennis come over and look at their house which was designed by Paul Johnson. Everyone agreed Paul should be considered for designing the house.

The Arc strongly urges that all lot buyers have a pre-application meeting with the ARC before doing a final design on their home.

The next meeting will be held when called by one of the members of ARC.

Minutes taken by Roy & approved by all members on 5/12/05