

ACC Meeting 3/23/22

Present:

DALE CARGILE (President)

Danny Dement

Jimmy Hoffman

Shelley Spencer

Steve Townsend

Deanna Hughes

Jessica Cargile

Meeting Called to Order 6:41 pm

Meeting Minutes from last meeting - motion to approve / Second / Approved

Old Business:

Lot Transfers:

- Lot 16 Block 5 transferred to Darren and Judy Bauer
 - Polar compliance deposit is being returned to them on this lot (they still owe on Lot 15, which may end up being lien)

Pin Location at common area:

- Waiting on Ruen Yaeger to come out

Halverson Sheds

- Third shed has not been removed. Deanna will send a notice to let them know they need to comply with rules.

Bedroom Number

- Letter is drafted and approved by HOA to go out to all owners who have not built yet.

Chickens

- Warren request was submitted after last meeting and approved.
- In the future, for approval, owners must present proof they have neighbor approval as well as a plan for the location of the coop.

New Business:

Working hours for construction

- We will table this topic until next month.

Load Limits

- Trucks are coming through that shouldn't be - we need to stop them if we see them. If someone sees them, we need to call Post Falls Highway District.

Weidert

- Building materials, and other items are piled up outside the house. Deanna will send notice to them to clean up.

Lot 7 Block 5

- Rootballs have been left from excavation that need to be cleaned up. Deanna will send notice to them to clean up.

REQUESTS FOR APPROVAL:

Pierson Landscaping Request:

- Request for landscaping project was submitted, ACC voted unanimously in approval. **Deanna will email them approval.**

Wood Request for Approval of Tree Removal:

- This submittal is not approved because it is incomplete - tree removal is not approved separately from a whole submission including all the requirements for the home build. This includes getting the builder approved. Home plan, site plan, and tree removal should all be submitted together.
- If access to the home is to be located as shown on this plan, the previous approach must be abandoned.
- If the site layout remains as shown, the ACC does not see problems that will hinder future approval at this time.

Deanna will send this feedback to them

Lot 9 Block 5 - Jesperger (Blue Ribbon)

Feedback from previous submittal was:

Lot 9 Block 5 - Blue Ribbon Builders: Jesperger Residence.

- 1. Porch is only 50 sq ft. This must be a minimum of 90 sq ft.*
- 2. Need to have full set of plans with details as to be submitted for permit for approval. There are no required callouts for materials including but not limited to concrete finish, window trim material, post material, decking material, etc. Post sizes, fascia sizes and overhangs are not called out. Need all details called out in order to approve fully.*
- 3. Colors are not approved. Please submit alternate colors. Please also include garage door color.*

Please refer to standards and checklist to ensure all required information is present. This submittal is not approved, please re-submit with complete information.

Stone is approved, Roof is approved.

New plans were submitted. Approval is NOT granted as some items still require clarification.

- Porch is now 125 sq ft, so it is approved
- Fascia size is approved
- Post size is approved
- Colors submitted for paint and stain are approved
- Information still required for full approval:
 - *North Elevation shows "Paint grade 8" vertical panel" - need more information on material. Board and batten may be approved. T1-11 will not be approved.*
 - *Eave callouts show 2' overhang, but detail 3 on sheet A4.2 does not call out a dimension for the rake soffit*
 - *Garage door color was not submitted*

Deanna to send this feedback

Lot 3 Block 5 - North Ridge

- Request to put in pad for future shop is submitted, only pad will be installed with the home, for sale to the future owner to install their shop.
- This request is NOT approved, need to submit adjusted site plan. Need approval in writing in order to market it for a future shop.

Meeting adjourned 8:04 pm

Next meeting April 27 6:30 pm

