

## CdC Architectural Control Committee (ACC) Meeting Minutes

June 6<sup>th</sup>, 2024 @ 11am at the pool

**ATTENDEES:** Mike Zoretich, Tom Hughes, Ken Huettl, Randy Vogel,

**CALL TO ORDER:** Chairperson Mike Zoretich called the meeting to order at ~11:05 am.

**RECENT NEWS:** Randy Vogel informed the committee of Marcia's passing, a current ACC Board Member. The committee extends heartfelt condolences to Marcia's family.

### DISCUSSION POINTS / ACTIONS (IF ANY):

#### 1. Paint Palette Standards

**Last Approved:** 2018

**Discussion:** Consideration of adding the Dunn & Edwards DEA002 Black color palette for front doors, requested by residents and approved by Scottsdale Ranch.

The DEA002 Black color palette option found on Scottsdale Ranch Community's website at url:  
<https://www.dunnedwards.com/colors/color-ark-pro/scottsdale-ranch/scottsdale-ranch-community-association/>

**Decision:** Unanimous approval to add DEA002 Black to the current front door paint standards.

**Actions:**

- **ACC Chair:** Update Paint Palette standards and circulate for final review.
- **Upon Final Review:** Post 2024 Paint Palette standards online.
- **Final Implementation:** Adopt 2024 Paint Color Palette standards.

#### 2. Paver Standards

**Last Approved:** 2017

**Discussion:** Reviewed 2024 catalogs. Confirmed that existing options are still valid. Unanimous decision to add new language permitting residents to propose other manufacturers and options that align with current standards.

**Actions:**

- **Tom H.:** Draft new language for Paver guidance and circulate to ACC members for final review.
- **ACC Chair:** Update Paver standards documentation and circulate to Board for review.
- **Upon Final Review:** Post 2024 Paver standards online.
- **Final Implementation:** Adopt 2024 Paver standards.

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### DISCUSSION POINTS / ACTIONS (IF ANY):

#### 3. Intended Restrictions Signage @ Community Entrances:

**Discussion:** Focused on language (intended restrictions, tone, messaging, ARS codes), colors, materials, quote considerations, sign area, and location (details below).

**Language:**

- Restrictions on solicitation, trespassing, handbills, and posting of notices, with applicable ARS codes.
- Positive language tone and examples as advocated by Scottsdale Planning & Development (P&D).

**Colors (Sign Body & Language):**

- Standard community brown and sand colors with potential reflective border.
- Color, font, & size of language (white / black) to achieve “highest noticeability”.

**Materials:**

- Metal and high-density plastic materials for signage.
- Posting for signage.

**Sign Area [Scottsdale Planning & Development (P&D) guidelines & Scottsdale Ranch confirmed that]:**

- Community entrance signs would be at least 18 inches by 24 inches; residential property signs are to not exceed 11 inches by 14 inches for these restrictions. Smaller size signage is permitted.

**Location:**

- Flexible approaches discussed w/ emphasis on sign posting.

**Decisions:** Unanimous agreement for:

**Restrictions:**

- Solicitation, trespassing, handbills, posting of notices, w/ applicable ARS codes, and use of P&D’s positive language tone and messaging.

**Single Vendor Quote & Cost Considerations:**

- Standard community brown and sand colors with potential reflective border.
- Language color, font, & size recommendations by vendor.
- Both metal and high-density plastic sign materials & posting options, excluding wall signage.
- Sign areas at or less than 18 inches by 24 inches.

**ACC Chair Actions:**

- Draft three (3) language examples per restriction & circulate for ACC agreement.
- Execute the above quote considerations, obtain initial mock ups & costs, and update ACC members.
- Draft recommendation for CdC ACC, CdC Board, and Scottsdale Ranch ACC to review & share feedback.
- Incorporate feedback, obtain vendor ‘pre-final’ mock-ups and necessary community approvals.
- **Final Implementation:** Adopt installed signage, test effectiveness, and communicate to community.

The meeting adjourned @ ~ 11:35am.

**Next ACC Committee Meetings:**

#3: September 12<sup>th</sup>, 2024

#4: December 12<sup>th</sup>, 2024