

BELL CANYON ASSOCIATION **MINUTES**

Architectural Committee Meeting – Tuesday, July 10, 2018

Members Present: Peter Carniglia, Daniel Burgess, Scott Sand

Others Present: Steve Kent (BOD AC Liaison), Mike Nolan (AC Alternate), Omar Nassery (AC Alternate), Elad Brachot, Nir Glycher

The meeting was called to order at 7:05 PM

June 26, 2018 AC Minutes: Daniel made a motion to approve the minutes. Peter seconded the motion. Unanimous.

7:00 – 7:10 - OPEN FORUM (no member's time to exceed 3 minutes. This may be waived at Chair's discretion)

47 Dapplegray LLC, 47 Dapplegray Rd.: Elad Brachot and Nir Glycher presented the County approved Storm Drain Plan to the AC. The plan was reviewed and discussed during the meeting. They came up with a solution to install a storm drain along the easement and connect it to the neighbors' storm drains. The affected neighbors at 41 and 35 Cinch Rd. were notified and they agreed to their proposal. The County recorded easement agreements from the owners at 41 and 35 Cinch were presented. Nir also informed the AC that once work on the storm drain is done, they will repair the areas damaged by the mud flow and water runoff at 41 Cinch. Nir estimated that work will be completed in two weeks. It was the consensus of the AC to approve the grading and drainage connection plan. The AC will send them a final approval letter. Scott made a motion to approve the plan. Unanimous.

OTHER BUSINESS

AC Construction Projects Spreadsheets – The AC reviewed and discussed the AC construction project spreadsheets. Peter informed the AC that a stop work order was issued for 70 Coolwater due to an unpermitted deck being built. However, the AC allowed the owner to resume work on their putting green and landscaping earlier approved by the AC. The AC discussed the extensive repair/remodel going on at 73 Hackamore. Mike Nolan, who is preparing the interior remodel plans for this property, will speak with the owner and find out about the exterior repair being done. Peter requested that the AC members drive around Bell Canyon and spot check the properties in construction.

EXECUTIVE SESSION

The Meeting was adjourned at 7:50

Next Architectural Committee Meeting:

July 24, 2018