

# BELL CANYON ASSOCIATION **MINUTES**

## **Architectural Committee Meeting – Tuesday, May 22, 2018**

**Members Present:** Peter Carniglia, Daniel Burgess

**Member Absent:** Scott Sand

**Others Present:** Eric Wolf (BCA Legal Liaison), Steve Kent (AC Liaison), Chiedu Chijindu ( AC Consultant), Sam Talebian

### **The meeting was called to order at 7:07 PM**

**May 8, 2018 AC Minutes.** The AC reviewed and discussed the minutes. There was additional information the AC would like to be added in the minutes. The minutes will be revised accordingly.

**7:00 – 7:10 -** There was no issue discussed during the open forum.

### **APPOINTMENTS**

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**7:10 PM Talebian, Lot 151, 123 Buckskin Rd.:** Sam Talebian was present to discuss the completion schedule and ongoing construction activities at 123 Buckskin Rd. The owner provided the completion schedule and informed the AC that he hopes to finish construction by Sept. 2018. The owner also informed the AC that the electrical, plumbing, insulation, and gas installations are being completed. Lastly, once the fire sprinklers are in place, they can start installing the drywall. The AC expressed their concerns about the owner completing the project on time, or if there are any changes made to the exterior of the house. The owner assured the AC that he has no problem with completing the project, has not deviated from the approved plans, and will advise the AC in advance if there will be any changes to the plans. The AC requested the owner notify the AC in advance of a project slow down and changes to any plans.

### **OTHER BUSINESS**

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**Updated Architectural Guidelines and Procedures:** The AC reviewed and discussed the updated architectural guidelines and procedures. The AC requested the AC Coordinator to highlight the changes made in the guidelines and procedures for ease of comparison. This item will be back on the AC agenda when the changes have been highlighted.

**AC Construction Projects Spreadsheets:** Peter reiterated that the AC members should review the spreadsheets and share their comments/feedback. It serves as a working tool for the AC. It was suggested that the AC start doing monthly site inspections. It was agreed to start the site inspections on June 19. At least six construction projects will be scheduled for the inspection and the owners of the property under construction will be notified in advance.

### **EXECUTIVE SESSION**

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#### **Construction Issues**

**The meeting was adjourned at 7:40pm**

**Next Architectural Committee Meeting:**

**June 12, 2018**