

MINUTES

ASPEN VILLAGE HOMEOWNERS ASSOCIATION ARCHITECTURAL CONTROL COMMITTEE MEETING

October 17, 2023
6:00 p.m.

ACC Members:

James Anderson | Tom Ginn | Suzanne Roth | Denise Walters Zubrod

ACC Members Present: Tom Ginn ACC Member
Suzanne Roth ACC Member
Denise Walters Zubrod ACC Member (via phone)

Directors Absent: None.

Property Manager Present: Megan Rodman Property Manager

Owners Present: Sara Bartlett Lot 12
Joy Richart Lot 13

1. CALL TO ORDER

ACC Member Suzanne Roth called the meeting to order at 6:00 PM MST.

2. REVIEW AND APPROVE AUGUST 15, 2023 ACC MEETING MINUTES

The members of the ACC will review and consider for approval the August 15, 2023 draft meeting minutes.

Member Jim Anderson moved and Tom Ginn seconded to approve the August 15, 2023 draft meeting minutes as presented. Motion Passed.

3. MAJOR IMPROVEMENT PROJECTS

The ACC reviewed and discussed the following Major Improvement Projects:

- None.

4. MINOR IMPROVEMENT PROJECTS

The ACC reviewed and discussed the following Minor Improvement Projects:

- Lot 012 – the Owner submitted an ACC application for steps leading up to front door that does not meet CC&R requirements. Management emailed Owner for revised plans. The construction of a 3rd parking spot was approved by the ACC in 2022. Revised plans have been received, the ACC will review and consider these plans at this meeting.
 - ACC needs pictures of the Mexican River Rock to be used and size of the stones. Sara confirmed the big gray river rock stones will be used.
 - The ACC wants to confirm that there will be a planting bed between the driveway and the trailer. Sara confirmed that the planting bed will remain.
 - How far in diameter across will the outline of the gravel boarder be. Sara confirmed it will be 1 foot all the way around.
 - Between Lot 12 and Lot 13 – Joy – there will be a garden.

Tom Ginn moved and Jim Anderson seconded to approve the presented plans with these confirmations above with a projected start date as soon as possible. Motion Passed.

- Lot 014 – the Owner would like to repaint his house, replace siding and replace windows. ACC Application has been received, however, Owner is missing permits from county for siding & windows. The Owner has also already built a new fence and did not submit an ACC Application for this work. Owner needs to also submit an application for the fence and provide permit from the county. Management is still waiting to get necessary permits from the Owner from County.

5. CURRENT PROJECT UPDATES

The ACC discussed the current status of ongoing projects in the HOA:

- Lot 060 – the Owner submitted an ACC Application to make repairs to their roof. 30-day waiver notices have been signed by all adjacent Lots, the ACC approved the application via email on 10.14.2023.
- Lot 072 – the Owner confirmed that the height of the walls are within the set backs and height requirements.
- Lot 103 – the Owner submitted an ACC application for removal of a dead tree. The tree has successfully been removed.
- Lot 134 – the Owner contacted Management asking about removal of a dead tree, due to the size of the tree, it does not require a permit, therefore it does not require ACC approval, however, adjacent Lots were notified of the planned removal of the tree.

6. ADJOURNMENT

Suzanne Roth moved and Tom Ginn seconded to adjourn the meeting at 6:21 PM MST. Motion Passed.

The next Aspen Village ACC Meeting will be on December 19, 2023.