

***HOT SPRINGS VILLAGE POA
ARCHITECTURAL CONTROL COMMITTEE MEETING MINUTES***

July 2, 2018 - 8:30AM

July 5, 2018 - 8:30AM

1. **Call meeting to Order**
 - Attendees: John Froning, Jack Rueter, Dan Dilieto, Anne Shears, Stephanie Heffer, Buddy Dixon, George Parker,
2. **Press**
 - Suzanne Sweeten - HSV Voice
3. **Approval of Meeting Minutes 06-21–2017 Rev #1**
 - Motion made, seconded and approved by committee.
4. **Introduction of Guests:**
 - Jay Allen - Allen Limited Inc (Mon), Gary Belair - Property Owner, Carolyn Minson - Property Owner (Mon), James Harmon - Property Owner, Diane & Jack Bates - Vantage Construction (Mon), Doug Bates - Bates Masonary (Thurs), Bob Cunningham - Director (Thurs), Dennis Riordan - Property Owner (Thurs), Gil Frahm - Property Owner (Thurs), Marcia Sandula - Property Owner (Thurs), Chuck & Melinda Alvord - Property Owners (Thurs), Nancy Luehring - Director (Thurs), Jan Eversmann - Property Owner (Thurs),
5. **ACC Chairman Report - John Froning**
 - John reported that ACC Monday meetings will now be listed as regular meetings, rather than Workshops.
 - John reported that HSV easements are in the control of Cooper, in accordance with the Article IV of the Declaration. He noted that any development in the easement will be handled between the property owner and Cooper.
 - John noted to committee members, that we need to be cognizant of noting any email actions are documented in the meeting minutes. It was agreed the ACC Secretary will add a column to the permit report, which shows the permit action was handled via email.
 - John noted, as a reminder to committee, that ACC is not allowed to release meeting minutes in accordance with their Charter.
6. **New Permits**

Reviewed Permits

Address	Type of Permit	Assigned To	A P P Y	D E N Y	M O N	T H U R	Conditions and/or Stipulations
41 Victoria Lane	Landscape	John Froning	x		x		

Address	Type of Permit	Assigned To	A P P	D E N Y	M O N	T H U R	Conditions and/or Stipulations
24 Gozar Lane	Landscape	John Froning	x		x		
28 Linares Lane	Landscape	John Froning	x		x		In accordance with revised drawings showing the included phase 2.
73 Panorama Drive	Landscape	John Froning	x		x		In accordance with revised drawing. Owner to paint lattice work to blend with home colors (not white). Approved via email.
403 Barcelona Road	Sign	John Froning		x			Referred to Public Works for review.
Diamante Entrance	Entry Flag	John Froning	x		x		
2 Segovia Drive	Landscape	John Froning	x		x		In accordance with revised drawing, and approved via email
44 Segovia Drive	Deck	Anne Shears	x		x		Handrails required for stairs.
56 Hartura Way	Deck	Anne Shears	x		x		
23 Toledo Drive	Flagstone walk & steps	Anne Shears	x			x	
22 Herradura Lane	Cut Trees	Anne Shears	x			x	Double permit fee for work done without a permit.
32 Sosegado Lane	Stonework, patio, wall	Anne Shears	x		x		
36 Pillar Lane	Boat Dock	Anne Shears	x		x		
120 Ponderosa Lane	Sign	Jack Rueter	x		x		
111 Ponderosa Lane	Sign	Jack Rueter	x		x		Background to be an earth tone color.
10 Opalo Place	Boat Dock	Jack Rueter	x		x		
2 Carinena Lane	Deck & Steps	Jack Rueter	x		x		Requires handrail on stairs.

Address	Type of Permit	Assigned To	A P P	D E N Y	M O N	T H U R	Conditions and/or Stipulations
27 Lopez Circle	Stairway	Jack Rueter	x			x	In accordance with revised dwgs.
64 Marcos Place	Deck Addition	Jack Rueter	x			x	In accordance with revised dwgs.
27 Murcia Way	Enclose Carport	Jack Rueter	x		x		
11 Cuenca Circle	Landscaping	Jack Rueter	x		x		
5 Adra Place	Fence	Dan Dilieto	x			x	
60 Tiburon Way	Landscaping	Dan Dilieto	x			x	
3 Sierra Lane	Fence	Dan Dilieto	x		x		
16 Vereda Lane	Remodel Deck	Dan Dilieto	x		x		
11 Asturias Lane	Screen room	Dan Dilieto	x		x		Colors to match home.
49 Alicante Way	Boat Dock	Dan Dilieto	x			x	Maximum distance from property line to lake encroach is 28'.
30 Campana Lane	Patio & Sidewalk Extension	Dan Dilieto	x			x	
36 Burgos Way	Landscape	Dan Dilieto	x			x	
6 Oliete Lane	Retaining Walls	John Froning	x			x	
65 Pyrenees Way	Replace Drive & Addition	John Froning	x			x	Driveway and addition may not encroach into easement.
2 Segovia Drive	Generator	John Froning	x			x	Tanks may not extend past the front line of the home. Tanks to be screened from street view.
13 Pinon Vista Lane	Landscape	John Froning	x			x	

Address	Type of Permit	Assigned To	A P P	D E N Y	M O N	T H U R	Conditions and/or Stipulations
West Gate Farmers Market	Sign	John Froning		x			Requires more information on sign size, location, color, wording, etc.
9 Huesca Lane	Fence	Anne Shears	x		x		In accordance with July 5 revised dwg.
6 Jocote Way	New Home	John Froning					On hold for revised layout by contractor, plus dimensioning for side easement.
1 Terreno Lane	New Home	Jack Rueter	x			x	Builder to confirm revised tree conservation plan.
18 Linares Lane	New Home	Dan Dilieto	x			x	

7. **Director, Placemaking & Development Report - Stephanie Heffer**

- Stephanie distributed a final copy of the new Protective Covenants to committee members.

8. **Board Liaison Report - Buddy Dixon**

- Buddy gave a short recap of the last Board meeting.

9. **Old Business**

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10. **New Business**

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11. **Guest Questions and Answers**

- Carolyn Minson asked that P&I edit the permit form to allow a permit without listing a contractor. She also questioned maintenance of the right of way for each property. It was discussed that ACC needs to clarify the maintenance and allowances for right of ways. (Mon)
- Jack Bates and Mr Harmon addressed the committee concerning the landscape permit on 73 Panorama. They presented a revised drawing. Also discussed was the requirement to paint the current white lattice work a color to blend with the home. (Mon)
- Jay Allen addressed the committee with a concern for the Protective Covenants not allowing clear cutting lots. He indicated that he believes the Arkansas law provides that the POA cannot tell him what trees to keep. ACC advised that clear cutting would require planting of new mature trees. Mr Allen agreed with the requirement for planting. (Mon)
- Mr Riordan addressed the committee with reference to the drainage issue at 23 Diamonte Blvd. He was referred to Public Works, as the proposed fix is on street right of way. (Thurs)
- Ms Sandula questioned the committee on development of road right of ways. Mr. Froning explained that no structure, landscape boulders, plants, bushes,

and the like may be developed in the right of way, but owners are allowed to add gravel or grass, and maintain same, to the area for landscaping. (Thurs)

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- 12. **Motion to Adjourn**
 - Meeting adjourned at 10:05AM

John Froning
ACC Chairman

File: 2018-07-05 Meeting Minutes
Rev 0