

ACC Minutes  
Loma Linda Subdivision  
May 25, 2019

The meeting was called to order by Chairperson Jo Myatt at 9:00 am at Jo Myatt's residence. The meeting was attended by Jo Myatt and Curt Grindal.

Draft minutes from the April 15, 2019 meeting were reviewed and approved and will be submitted by Jo for posting on the website.

Under old business the committee reviewed two items.

1. We started with a discussion of noxious weeds and the weed letters sent out by the ACC in 2018. Five property owners did not respond to these letters and consistent with the letters, are subject to a \$125 fine per property. In this correspondence Curt Grindal informed the property owners that this fine amount would be used to bring their property into compliance in 2019. In subsequent discussions, the HOA board is not agreeable to utilize the fine amounts in this manner but rather take the position that fine amount should be a penalty. As such, Curt Grindal agreed to bring the properties into compliance for 2019 by the mechanical alternative, hoeing the noxious weeds on these five properties thereby leaving the fine amount to serve as a penalty.
2. The junk red car that sat at 167 Loma Linda Drive has been moved and disposed of. Curt Grindal visited with the residents on two occasions regarding movement of the car and stopped by after it was disposed of to thank them for their attention to this matter.

Under new business, the committee reviewed four items.

1. Tom Wennerlund, 1353 Loma Linda Dr, submitted updated drawings for the already approved house and garage to reposition the garage such that it no longer infringes on the easement between 1353 Loma Linda Dr and his neighbor to the south. The repositioned garage was approved as shown on the drawings.
2. Catherine Riddell, 1029 Loma Linda Dr, submitted drawings for installing chain link fencing behind and to the north side of her existing house. She also asked approval for a wooden split rail fence across the front of her property near Loma Linda Dr. Both these fences were approved and the committee agreed to ask Catherine to consider landscaping around the parts of the chain link fence that are visible from Loma Linda Dr.
3. Mark Roberts, 111 Twilight Ct, submitted drawings and requested approval for construction of a stand alone garage on his property. This structure would be in addition to the single house with attached garage currently on his property. The proposed garage will match the existing structure. This request was approved.
4. The committee discussed and reviewed documentation of the metal building recently constructed at 201 San Juan Dr. The owner, Kevin McDonald, plans to build a house adjacent to the garage which should partially shield it from view. Based on the review, appropriate procedures were followed when this garage was approved some 18 months ago.

The meeting was adjourned at 10:05 am.