

BBVCC Architectural Control Committee (ACC) Minutes October 4, 2016

BBVCC Clubhouse

Call to Order: Tom Wright, Chairman, called the meeting to order at **7:03pm**

Roll Call:

Tom Wright, Chair –	Present
Richard Baer –	Present
Kathy Green –	Present
Bill Knowlton –	Present
Michael Schmidt –	Present
Robert Austin-Murphy-	Present
Mark St. Germaine	Present

Also Present:

Jim Lockie, Board President
Dawn Baker, Board Liaison
Steve Freitas, Operation Manager
Ann Nydam, recording secretary

Minutes:

- **Motion** made by Bill Knowlton, seconded by Kathy Green and carried to approve the Minutes of September 6, 2016 as written.

Business:

- **A) Motion** made by Richard Baer, seconded by Bill Knowlton and carried to approve **Project #2016-79-104, Driveway Replacement, Div. 9, Lot 124, 5625 Nakat Way, Patrick Druzman.**
- **B) Motion** made by Michael Schmidt, seconded by Mark St. Germaine, and carried to approve **Project #2016-80-104, Tree Removal, Div. 12C, Lot 84, 8152 Skagit Way, Tom & Dawn Baker.**
- **C) Motion** by Richard Baer, seconded by Bill Knowlton, and carried to approve **Project #2016-81-104, Culvert/Catch Basin, Div. 5, Lot 7, 5401 Nootka Loop, Howard Shiel.**
- **D) Motion made by** made by Kathy Green, seconded by Michael Schmidt and carried to approve **Project #2016-82-104, Tree Removal, Div. 10A, Lot 20, 5668 Nakat Way, Robert Oram.**

- **E) Motion** made by Michael Schmidt, seconded by Robert Austin-Murphy and carried to approve **Project #2016-83-104, Exterior Renovation, Div. 4, Lot 18, 8269 Quinault Road, Jeffrey Carrington.**
- **F) Motion** made by, Bill Knowlton, seconded by Richard Baer and carried to approve **Project #2016-84-104, Exterior Renovation, Div. 11B, Lot 42, 5379 Salish Road, Ryan Peterson.**

Discussion/New Business:

Jim Lockie explained why the Tree Survey will not be included in the November meeting packet. Because of an ongoing litigation between some BBV members, the BBV attorney said that the survey could possibly influence the outcome of the litigation. Until that litigation is settled, the Tree Survey will be held back.

Revisiting the project checklists:

A suggested was made to change item #7 from 'other small projects/additions as may be detailed in submission and be treated as exterior renovations for fee purposes.' The word 'additions' should be removed, and put on the major projects checklist.

By consensus the ACC agreed to remove the word 'additions' from Item #7 on the checklist and to change it to item #8, and add 'driveways' as a line item as #7.

- Motion made by Bill Knowlton, seconded by Richard Baer and carried to send the revised draft copy of the Minor and Major project checklists to the Board of Directors for approval.

Discussion regarding outbuildings, what is reasonable to put on single family properties, when is a large building too large? Should there be limitations on size, amount or type? Dawn Baker and Tom Wright will form a sub-committee to come up with verbiage for the AR&R's regarding outbuildings.

Adjournment:

- **Motion** made by Bill Knowlton, seconded by Mark St. Germaine and carried to **adjourn at 8:10pm.**