

BBVCC Architectural Control Committee (ACC) Minutes November 1, 2016

BBVCC Clubhouse

Call to Order: Tom Wright, Chairman, called the meeting to order at **7:00pm**

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:

Ken Hoffer, General Manager
Dawn Baker, Board Liaison
Steve Freitas, Operation Manager
Ann Nydam, recording secretary

Minutes:

- **Motion** made by Bill Knowlton, seconded by Richard Baer and carried to approve the Minutes of October 4, 2016 as written.

Business:

- **A) Motion** made by Richard Baer, seconded by Kathy Green and carried to approve **Project #2016-85-111, Tree Removal, Div. 15, Lot 17, 8153 Chehalis Road, Monicka Mascitti.**
- **B) Motion** made by Kathy Green, seconded by Mark St. Germaine, and carried to approve **Project #2016-86-111, Tree Removal, Div. 12D, Lot 22, 8126 Comox Loop, Len Schwab.**
- **C) Motion** by Michael Schmidt, seconded by Richard Baer, and carried to approve **Project #2016-87-111, Fence, Div. 11C, Lot 5, 8285 Cowichan Road, Guenter & Susan Matyszak.**
- **D) Motion made by** made by Richard Baer, seconded by Kathy Green and carried to approve **Project #2016-88-111, Fence, Div. 12, Lot 56, 5782 Nakat Way, Michael Moriarty.**

- **E) Motion** made by Bill Knowlton, seconded by Robert Austin-Murphy and carried to approve **Project #2016-89-111, Tree Removal, Div. 7, Lot 49, 5842 Salish Road, Winston Grant.**
- **F) Motion** made by, Mark St. Germaine, seconded by Richard Baer and carried to approve **Project #2016-90-111, New Home Construction, Div. 12C, Lot 63, 8149 Quinault Road, JTM Construction.**
- **G) Motion** made by Michael Schmidt, seconded by Mark St. Germaine and carried to approve **Project #2016-91-111, New Home Construction, Div. 11, Lot 12, 5366 Nootka Loop, Lee Wiebe.**
- **H) Motion** made by Bill Knowlton, seconded by Richard Baer and carried to approve **Project #2016-92-111, New Home Construction, Div. 15A, Lot 2, Matsqui Place, Jerry Sispsas.**
- **I) Motion** made by Richard Baer, seconded by Bill Knowlton and carried to approve **Project #2016-93-111, New Home Construction, Div. 8, Lot 24, 8177 Comox Road, Isom Properties LLC.**

Discussion/New Business:

Application for membership to the ACC submitted by Ken Woods.

- Motion made by Bill Knowlton, seconded by Richard Baer and carried to recommend to the Board the approval of Ken Woods to be on the ACC.

Application submitted by Bill Knowlton to extend his term on the ACC another year.

- Motion made by Kathy Green, seconded by Mark St. Germaine and carried to recommend to the Board to approve Bill Knowlton to continue for another year on the ACC.

Revisiting the project checklists:

The Board of Directors has requested the ACC come up with wording regarding out buildings that are greater than 144 square feet in size. Some of the issues to discuss: 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?

After discussion a sub-committee consisting of Rob Austin-Murphy, Dawn Baker, Kathy Green, Mike Schmidt and Tom Wright will meet to work on guidelines for buildings greater than 144 Square feet, and submit their guidelines to the ACC at the December meeting.

- By consensus the ACC agreed to change AR&R's #6 from 'STORAGE' to 'ENCLOSED STRUCTURES' with two sub-headings, one for buildings ≤ 144 sq feet, the second heading for buildings > 144 sq feet.

Adjournment:

- **Motion** made by Bill Knowlton, seconded by Richard Baer and carried to **adjourn at 8:34pm.**