



Architectural and Landscaping Review Committee — June 8th, 2022,
Via Zoom Platform at 3:00 P.M.

Committee Members Present: Sheryl Forte, Susan Wood, Brent Woods, and Lynn Huebner

Staff Present: Barbara Daoust and Priscilla Harris from FirstService Residential

Call to Order: The meeting was called to order at approximately 3:02 pm.

Adopt the Agenda

A motion was made by Susan Wood and seconded by Sheryl Forte to amend the agenda to include reviewing two ARC Requests the first request is to paint from OROO Automotive. The second request is to review 985 W Golden Barrel, request to raise the backyard wall. Motion carried unanimously.

Approval of the May 11, 2022, Minutes

A motion to approve May 11, 2022, meeting minutes was made by Susan Wood and seconded by Sheryl Forte. Motion carried unanimously.

Consent Agenda

A motion to approve the May consent agenda was made by Sheryl Forte and seconded by Susan Wood. Motion carried unanimously.

Landscaping Committee Update

Susan Wood reported on the following items:

- ❖ Delays on replacing park equipment at Big Wash, Sunset Ridge, Wildlife Ridge, Woodshade Trail, & Lost Coyote Trail Parks.
- ❖ Delays on Hohokam Park tree replacement.
- ❖ Reviewed (5) Requests for tree trimming or removal. One approved the remaining four were denied.
- ❖ Advised the VCA will only remove trees if they cause wall, street, or sidewalk damage. Or if the trees are dead or diseased. VCA will trim trees for the health and safety of the tree and to maintain pedestrian and street safety.
- ❖ Informed of a member's request to add additional windscreens to the Hohokam Park Tennis Courts. Tabled, until Third Degree Recreation can provide an assessment and obtain bids for future discussion.

ARC Submittal Reviews

Avilla Homes – Color Palette

The committee reviewed NexMetro's request to have their color palette approved for Avilla Homes – Ranch Vistoso. *A motion was made by Susan Wood to approve the Avilla Homes at Rancho Vistoso Color Palette, seconded by Brent Woods. Motion carried unanimously.*



Pulte – Color Palette & Design

The committee reviewed Arizona Pulte Group's request to have their color palette and tile designs approved for Tranquillo at Ranch Vistoso. *A motion was made by Susan Wood to approve Pulte's Color Palette and tile designs with the stipulation the Scheme B2 change the color for the trim (Gauntlet Gray, SW 7019) and/or change the color for the front door/shutters (Sealskin, SW 7675) to a neutral tone such as Universal Khaki, SW 6150, or Prairie Grass, SW 7546. Motion was seconded by Sheryl Forte. Motion carried unanimously.*

Wall Raising Variance – East Danum Valley Drive

The committee reviewed the ARC Requests, photos, and documents presented by the owners of 719, 739, 759, 779 E Danum Valley Drive to raise their wall from an exterior height of six feet to approximately 7.33 feet or 88 inches. After reviewing all the documents and measurements from all owners it was determined the interior heights of the walls ranged from 4'5" to 5'5". (5'5" interior walls contained a dip that dropped to 5'1") The photos show the homes were built on a hill where the peak is the exterior wall edge and drops down from the interior wall edge. Neighbor review letters were obtained from all owners who agree to fund the project equally. Owner of 739 E Danum Valley confirmed with Priscilla Harris that the bricks he purchased for the proposed wall raising is the same brick used by the builder. *Motion was made by Brent Woods and seconded by Susan Wood to recommend that the VCA Board of Directors approve the variance request with the stipulations that the wall shall be like-for-like in appearance. As well as all contractors will access the walls using the Owner's lot and shall not use common areas or Natural Open Space Areas to obtain access to the walls at 719, 739, 759, and 779 E Danum Valley Rd. Motion carried unanimously.*

Wall Raising Variance – 12690 N Bandanna Way

The committee reviewed the homeowner's request raise the back wall facing Woodburne Ave. from 24" to 44", allowing an 11" gradient to match the neighboring walls. A discussion took place regarding the Woodburne wall and its complex design. *A motion was made by Brent Woods to deny their request based on the complexity of the wall and no sketch or blueprint provided by the owner to support a like-for-like match, seconded by Sheryl Forte. Motion carried unanimously.*

Plant Variance – 12998 N Geyser Valley

The committee reviewed the homeowner's request to permit a variance for False Saguaro, Ice Plant, Lavender Star Plant, and Sweet Broom. *A motion was made by Sheryl Forte to deny the variance for False Saguaro, Ice Plant, Lavender Star Plant, and Sweet Broom, as there are not on the approved plants list, seconded by Sheryl Forte. Motion carried unanimously.*

Extended Storage Pod Request – 2547 E Big View Drive

The committee reviewed the homeowner's request to keep an 8' x 12' storage pod in the driveway for the 12 weeks starting on 09/26/2022. *A motion was made by Susan Wood and seconded by Brent Woods to deny the request. Motion carried unanimously.*



Amended item, Wall Raising – 985 W Golden Barrel wall raising

The committee reviewed the homeowner's request to raise the wall by one course of block. Initially denied due to stating the wall height was 5'10" which would raise the wall to 6'4". Dan Sturmon and Susan Wood visited 985 Golden Barrel and took measurements of the wall equaling 5'7" leaving the proposed wall height at 6'1". The Owner is only one on his street missing a row of brick in his backyard wall. The owner has received neighbor and Sub-Association approval. *A motion was made by Brent Woods and seconded by Sheryl Forte to approve the request to raise the backyard wall. Motion carried unanimously.*

Amended item, Commercial Paint – OROO Automotive

The committee reviewed the members request to paint the exterior of OROO Automotive, located at 12945 N Oracle Rd., in increments for economic reasons. The colors requested are from the VCA Color Palette in Scheme 11. The member requests to paint the front of the business on 06/11/2022 and will have the building completed in its entirety by 08/31/2022. *A motion was made by Brent Woods and seconded by Sheryl Forte to approve the request to paint the building exterior. Motion carried unanimously.*

Discussion – Adding Plants to the Approved Plant List

Priscilla Harris asked about the process of adding plants to The Approved Plant List. Advised the Committee that the Board requested to add the Dwarf Yaupon Holly to the Approved Plant List. Brent Woods advised the list is a work in progress. The committee directed Priscilla Harris to add the Dwarf Yaupon Holly to the current plant list and will add to the New Plant List once it's approved. Priscilla Harris received information regarding the plant list's history and context for why the plant list was not edited as frequently due to technological limitation of the past compared to the pdf file we have today.

With there being no further business, a motion to adjourn at approximately 4:16 PM. Motion carried unanimously