**ARC Meeting Minutes, April 12, 2017**

Meeting held at 1948 Condor Drive; present were Susan Wahlert, Nancy Peccia, Don Ginter , Marcie Thueringer, Amy Reynolds, and Michelle Wainwright. A representative of Sage Builders was a guest at the meeting.

Minutes from the March meeting were approved.

**RECONFIRM BETWEEN MEETING VOTES**

**OLD BUSINESS**

* 2339 Condor Drive (Berardo)—request for variance on requirement to paint utility box. Denied.

**NEW BUSINESS**

* Plans were submitted by Sage Builders for construction of a new home at 6986 Thunderbird. All documents were in order, and the plans were approved as submitted. A site visit was scheduled immediately following the meeting.
* Plans for modification to an existing landscape at 7000 Thunderbird (Dooley) were submitted. The ARC voted to return the plans without approval to be re-drawn to comply with the ARC guideline specifying that large trees are not to be planted in side easements.
* Three large propane tanks are being stored along the lot line at 2526 Thrush Court. Don Ginter will approach the homeowners to schedule removal.
* Unapproved construction at 2340 Condor Drive (Sunset) was discussed. Michelle will work with the homeowner to correct the problem.
* Painting of a small area near the front door of a home at 1948 Condor (Momeyer) using existing colors was approved. The utility box will also be painted.

**ADMINISTRATIVE**

* Next ARC meeting set for May 11th.