

SCOTTSDALE RANCH COMMUNITY ASSOCIATION
ARCHITECTURAL COMMITTEE MEETING

November 11, 2020

Held via Zoom

Scottsdale Ranch Community Association
10585 N. 100th Street, Scottsdale, AZ 85258

Members

Present:	Michele Holzman	Chair
	Matt Metz	Vice Chair
	Carolyn Wheelock	Member
	Lee Pagnan	Member
	Tom Mitchell	Member

Members Absent:	Pat Chermak	Member
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Staff Present:	Kathe Barnes	Executive Director
	Diane Botica	Architectural Liaison

Others

Present:	Paul MacDougall	10080 E. MtnView Lake Dr. #166
	Andrea & James Ntapalis	10522 E. Bella Vista Dr.
	Loren Morris	10773 E. Palomino Rd.
	Omar Shams	10742 E. Fanfol Ln.
	Michael & Susan Chesin	10892 E. Fanfol Ln.
	Jessica Lamar	9487 N. 106th Pl.
	TJ Boer	10882 E Fanfol Ln.
	Peter Lukawski	Contractor for TJ Boer

Call to Order:	Michele Holzman called the meeting to order at 3:38 p.m. The roll of the Committee members was called, and a quorum of the members were present.
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Approval of Minutes:	MOTION: It was moved and seconded to approve the October 28, 2020 meeting minutes. Motion passed.
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Review of

Submittals:

Submittal # 313917 – gates and fence- Suntree East

9487 N. 106th Pl. – LaMar

MOTION: It was moved and seconded to *approve* the installation of a dark brown wrought iron fence on top of the existing pony wall and a gate connecting to the fence at the south end and connecting to the garage on the north end. The existing pony wall is 30” high. The finished gate height is 43.5”. The view fencing is similar to others in the neighborhood - 18” high. The new fence will cut the corner on the south side of the property and extend fully to the ground in this corner. The fence will continue from the corner east to meet the shared wall where it will end. The gate will be 48” tall where it meets the pony wall and rise 6” in a curve at the center of the gate, then curve back to 48” where it will connect with the 9” wide side panel attached to the house.

Approved: _____

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The current side gate will be replaced as well. The new arched 3 rail gate with scroll work between the 2 top rails will have a steel frame and 4.75" dark brown privacy composite slats. The side gate measures 47" x 72" and arches to 78" with a 35" fixed fence panel including square posts.

Motions passed.

Submittal #318311 – 2 additions, gazebo, patio cover- The Estates

10882 E. Fanfol Ln. – Boer

MOTION: It was moved and seconded to *approve* a new garage. The garage ceiling is 12' tall with an additional 3' above the ceiling. The top of the wall has pop out detail on the top. The total height is 15'. A new garage and storage addition will be built on the west side of the house yielding a 14' setback measurement from the west property line. The new 1 bay garage with the ability to have a lift for additional cars. The new garage will be 16' in width at the front, 16' long and 22.66' wide at the rear of the addition. A 10' x 8' garage door will be installed with the same style to match the existing garage doors. Should this door size change, revised drawings must be submitted. A side access door will be added as well. This side door will be painted to match the body of the house. The new structure will be stuccoed and painted to match existing home.

Motions passed.

MOTION: It was moved and seconded to *approve* the removal of the original CMU wall and side gate, and install a new CMU wall and reinstall the existing gate. The new CMU wall will be moved forward from the current location. The new wall will be set back at least 1' from the front of the garage. The new wall will be stuccoed and painted to match existing home.

Motions passed.

MOTION: It was moved and seconded to *approve* the replacement of windows. The original windows have a 1.75" visible glass to frame edge measurement. The windows that will be installed will match the existing. On the north elevation in one of the circular bays, there is a window that is glass block. This window will be converted to a regular window to match the existing. A total of 7 existing windows will be replaced with new windows that match the existing and have a 1.75" visible glass to frame edge measurement. All sizes and locations of windows will be the same.

Motions passed.

MOTION: It was moved and seconded to *approve* an addition to be added onto the existing 360 square foot 15' x 16.8' casita on the east side of the house that was approved in 2014. The existing casita is 10' from the house and 12' from the east property wall. The existing roof will be removed and replaced with a flat roof over the entire casita structure. The new roof will be a total of 2' taller than the current roof fascia. The 15' x 25' addition will be added to the back/north side of the existing casita and remain the same distance from the east wall as the existing casita. A new Milgard casement window and a set of custom 4 panel siding doors will be added to the new casita structure to match the existing windows. The new structure will be stuccoed and painted to match existing home.

A patio cover will be built onto the west side of the casita once the construction is completed. The patio cover will be installed over the doors. The patio cover will be constructed with 8" x 8" beams and decorate wood details above. The patio cover color can be reviewed at the staff level.

Motions passed. Carolyn voted against.

Approved: _____

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MOTION: It was moved and seconded to *disapprove* the request to build a gazebo as the current height of the gazebo is 16.6'. The homeowner is invited to come back with plans that show the new gazebo that meets the 15' height restriction. This can be reviewed at the staff level.

Motion passed.

Submittal # 318301 – addition- The Estates

10742 E. Fanfol Ln. – Shams

MOTION: The motion was made and seconded to *approve* a 30.2' x 30.8' addition to be added to the rear of the home on the west side of the property. The existing wall will be opened to allow for the addition. The ridge line of the roof will be constructed at the same height and will match the west side of the structure. The two farthest corners starting at the 20' mark of the addition will be constructed at an angle. The angled sections measure 14.5'. A set of doors and windows will be built into the corner closest to the pool. Pella or Anderson windows will be added to the other sides of the addition as well. The new windows will have a visible glass to frame edge measurement of 1.5" to match the existing windows in the exact same color and size. The addition will have the same tile roof as the original part of the house. The new structure will be stuccoed and painted to match existing home.

Motion passed. Lee Pagnan abstained.

Submittal # 319641– Install RV gate- Catalina

10522 E. Bella Vista Dr. – Ntapolis

MOTION: The motion was made and seconded to *approve* the installation of the RV gate on the west side of the house with the stipulation that the wrought iron and the composite wood slats of the new RV gate and the wrought iron and composite wood slats of the existing side gate on the east side of the house will match. This can be reviewed on the staff level.

Motion passed.

Submittal # 319599– Edison Lights- Haciendas Del Lago

9780 E. Gold Dust Ave. – Matloub

MOTION: The motion was made and seconded to *approve* the Edison lights that have been installed under the covered patio on the side yard. There are approximately 35+ Edison bulbs hung underneath the covered patio. The lighting information is as follows, weather resistant String 24-Light Indoor/Outdoor 48 ft. String Light with S14 Single Filament LED Bulbs by Hampton Bay. A total of 96' is installed. The bulbs are 40 lumens per bulb.

This covered patio has a setback measurement graduating from 13' to 14' from the inside edge of the sidewalk along Gold Dust Ave.

Motion passed.

Resubmittal # 317551 – Basketball hoop - Hillcrest

11087 E. Mission Ln. – Comer

MOTION: It was moved and seconded to *approve* this permanent location for a portable basketball hoop that is behind the gate to the back yard just off the west side of the driveway.

The black basketball structure with a clear tempered glass backboard trimmed with white also has a white net with an orange hoop rim. the basketball structure is 99' from the south neighboring property and 120' from the north neighboring property. The basketball structure is 18' from the inside edge of the sidewalk.

Motion passed.

**Open
Discussion:**

Blue Tinted Windows

This conversation has been tabled until more information regarding reflectivity, efficiency and glass color has been gathered.

Member Resignation

Kathe Barnes notified the committee that Pat Chermak tendered her resignation due to personal issues.

Adjournment: The meeting was adjourned at 5:17 p.m.