

**SCOTTSDALE RANCH COMMUNITY ASSOCIATION  
ARCHITECTURAL COMMITTEE MEETING**

**August 28, 2024**

**Held in person and via Zoom**

Scottsdale Ranch Community Association  
10585 N. 100<sup>th</sup> Street, Scottsdale, AZ 85258

**Members**

<b>Present:</b>	Matt Metz	Chair
	Ron Auerbach	Vice Chair (via Zoom)
	Carolyn Wheelock	Member
	Douglas Kiley	Member
	Michele Holzman	Member

<b>Members Absent:</b>	Dr. Pamela Chambers	Member
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<b>Staff Present:</b>	Kathe Barnes	Executive Director
	Diane Botica	Architectural Liaison

**Others**

<b>Present:</b>	Bryan Young	10684 E. Fanfol Ln.
	Ana & Mike Thorlin	10575 E. Arabian Park Dr.

<b>Call to Order:</b>	Matt Metz called the meeting to order at 3:30 p.m. The roll of the Committee members was called, and a quorum of the members were present.
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<b>Approval of</b>	<b>MOTION:</b> It was moved and seconded to approve the August 14, 2024, meeting minutes.
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Motion passed.

**Review of Submittals:**

**Subm. #553256 – stucco, paint, windows, fascia stone, modify courtyard walls, gate, walkways, garage doors, entry door, landscape, fireplace, lighting, and install landscape lighting – The Estates**  
10684 E. Fanfol Ln. - Young

**MOTION:** It was moved and seconded to **approve** this with the stipulation that the final color of the garage door be approved at the staff level and that the pony wall with pop out on the top and gate be a maximum of 3' high.

A front of the house renovation will be done. Stucco, paint, windows, fascia stone, modify courtyard walls, gate, walkways, garage doors, entry door, landscape, fireplace, lighting, and landscape lighting will be installed.

**Stucco**

The current accent stone will be removed on the house, entry ceiling, and pony wall.

All the pop out arches will be removed from around the windows and columns.

The arched entry will be squared.

The entire house and walls will be changed to sand smooth stucco.

The existing scuppers will remain.

Approved: \_\_\_\_\_

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#### Paint

The entire house will be painted Dunn – Edwards Palette 18-15.

The body, pony wall and roof fascia will be painted Dunn – Edwards DEW343 Pearl Necklace.

The roof trim will be painted black pool to match the dark bronze/black garage door.

#### Fascia stone

Chateau white stone by Solstice stone will be installed on the entry, full columns, east/right side of the house next to the bay and garage front and side wall.

#### Windows & Sliding Doors

A full window replacement will be done.

Milgard A250 aluminum windows and sliding doors in the color anodized bronze with a 1" visible glass to frame edge measurement will be installed.

All of the arched windows will be squared.

The left window and raised area will be removed and replaced with a set of 72" x 96" black steel French doors with full clear glass grids.

Natural oak header boards will be installed on the front of the house, over the entry door, center bay window and left sliding door.

#### Courtyard walls

The courtyard will be 45.5' long x 22' wide x a maximum of 3' high including the stucco pop out on the top.

It will be 23.9' from the east shared property line and 28.9' from the south/inside edge of the sidewalk.

#### Gate

A 5' wide x a maximum of 3' tall to match the courtyard wall height.

The gate will have black metal horizontal open slats.

#### Walkways

A 4' wide x 26' long walkway to the gate from the driveway will be reconstructed using precast concrete pavers will be laid with Arizona beige decorative rock around them.

It will be 23.6' from the inside edge of the front sidewalk to the south.

The courtyard gate will open onto concrete pavers.

Arizona beige .5" decorative rock will be used around the pavers.

#### Garage Doors

A dark bronze/black aluminum with white laminate privacy glass garage doors will be installed.

The doors have 5 across x 4 high long glass panels.

The roof trim will be painted black pool and match the garage doors.

#### Entry door

A set of iron 96" x 120" flat black set of double doors with square windows is being installed in the existing location.

#### Landscape Planter

In the 5.7' wide x 15' long space between the garage wall and the courtyard wall, a 3' wide planter will be installed.

The planter will be 26" tall and finished with stucco and paint to match the house.

Arizona beige .5" decorative rock will be installed in the planter area and replace the existing granite in the front yard.

Approved: \_\_\_\_\_

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## Fireplace

A 2' deep x 8' long x 54" tall fireplace will be constructed within the courtyard, 21' to the east shared property line.

The gas fireplace will be constructed on the east courtyard wall.

It will be built on a 10' wide ledge that will be smooth stucco and painted to match the house.

Chateau white stone by Solstice stone will be installed on all sides of the fireplace.

## Lighting

### Entry fixture

1 Fresno black aluminum rectangular entry pendant with 4 glass sides measuring 26.75" tall x 12" deep will be installed in the same location as the current pendant light.

This fixture will use 1 400 lumen Edison bulb.

### Wall Sconces

7 - 18" tall x 6" wide wall sconces will be installed.

There are 3 sides of full panel clear glass with black metal frame.

there will be 3 installed next to the overhead garage doors, 2 installed next to the French doors and 2 installed on the front of the columns.

Each fixture will utilize an 800 lumen Edison bulb.

### Landscape lighting

5 - Black 21.5" tall x 5.5" wide x 2" deep L shaped path lights will be installed.

Each path light is 270 lumens.

Motion passed.

## **Resubm. #550470 – Installed gate, raise shared wall and gate posts – Haciendas Del Lago**

9655 E. Cinnabar Ave. – Gharai

**MOTION:** It was moved to **approve** the Installed gate, raising of the shared wall and gate posts subject to the neighbor's approval of the party wall changes.

### Wall and posts

The first section of the shared wall will be raised an additional brick row of 8".

The additional course will have to be stucco and painted to match the existing on both sides and along the top.

The posts on both sides of the installed security screen gate will be raised 4" to be the same height as the gate.

The raised portion of the walls and posts must match the existing stucco finish & color.

The homeowner is responsible for all changes.

### Side gate

The black iron gate has a full mesh panel with an iron sunburst design overlay.

Motion passed.

### Open Discussion:

Kathe Barnes requested input on a submittal for drop down shade screens on a rear patio. The committee concurred that these types of screens should be complementary to the house color.

**Adjournment:** The meeting was adjourned at 4:37 p.m.

Approved: \_\_\_\_\_

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