

ARCHITECTURAL CONTROL AND PLANNING COMMITTEE
Virginia City Highlands Property Owners' Association

Members: Leslie Biederman, Bill Lewis, Brandi Tosti, Brittany Hill and Grace Pizzuto

Minutes, June 6, 2023

- I. Meeting was called to order at 6:30 pm by Leslie. Members present were Leslie, Bill, Brittany and Grace.
- II. Approval of the April and May 2023 meeting minutes by Committee

New Business

- A. Blakely Hume of 2381 Lousetown Rd., Block F, Unit 7, presented plans to add fencing to existing fence. Split rail with posts every 8' and wire. Will be moving back fence about 10' out. Application was approved, no fee collected.
- B. Candace of 2000 Empire Rd., Block M, Lot 134, requested a change in home color. Samples were provided. Application was approved, no fee collected.
- C. Jeff & Rebecca Santos of 21830 Adobe Rd, came in to ask questions on new build. Questions were answered.
- D. Josh Conners of 1340 Calavaras Rd., Block T, Lot 1, presented plans to build a new home. Home will be 3950 sq. ft. Full plans, color and materials were presented. Leslie abstained from vote. Application was approved, \$500 check was collected.
- E. Taran & Curtis Van Eperen of 1524 Bonanza Rd., Block M, Lot 13, presented plans to install solar on the roof of existing home. Full plans were presented. Application approved, \$30 fee was paid via credit card.
- F. Debeeann Boyd of 21320 Delta Rd., Block B, Lot 4/5, presented plans to build a metal garage and carport. Metal garage (outbuilding) will be 50' x 30' and carport will be attached to front with additional 20'. Color will be brown with black roof. Application was approved, \$75 fee was paid via credit card.
- G. Estuan Deussan of Bell Solar represented homeowner Ross Mortensen of 1971 Saddleback Rd., Block M, Lot 299A, presented plans to install solar on the roof of existing home. Full plans were presented. Application approved, \$30 fee was paid via credit card.
- H. Chris Magstadt of 2071 Empire Rd., Block N, Lot 121A, presented plans to replace existing deck. New deck will be same size, 15' x 60' using composite. Color sample was included. Application approved, \$30 check was collected.
- I. Debbie Mclelland of 2477 Cartwright Rd., Block H, Lot 9, requested approval for roof replacement. Black asphalt shingles will be used. Application was approved, no fee collected.

- J. Bruce Burke of 2243 Cartwright Rd., Block K, Lot 66A, presented plans to install a carport. Has been inspected by Building Department because of setback questions. Application approved, \$75 check was collected.
- K. Paula Butler of 2060 Mustang Rd., Block M, Lot 259A, presented plans to install solar on the roof of existing home. Full plans were presented. Application approved, \$30 check was collected.
- L. Jerry Bayfield represented Lauren & Patricia Cook of 21480 Saddleback Rd., Block M, Lot 340A, presented plans to build a new home with a detached garage. Home will be 1635 sq. ft. and will be built at the same time as garage. Committee was not provided 8.5" x 11" plans, but Jerry will email copy to Committee. Outside of home will be stucco, color samples were provided. Application approved, \$500 check was collected.

III. Other Business

- a. Since there was no further business, the meeting was adjourned at 7:15 pm.

Respectfully submitted,
Grace Pizzuto, Member