

**SOUTH BAY COMMUNITY ASSOCIATION**  
**ARC MEETING**  
**Friday, August 20, 2021, 9:30am**  
**DRAFT UNAPPROVED MINUTES**

1. **Call to Order** Meeting called to order at 9:32am. (**WEB BASED CONFERENCE CALL, and in-person, at the Bay Club Conference Room**)
2. Determination of Quorum: **Quorum established.** SBCA ARC Committee Members present; Bill Dennis, Bill Wight, and Joe Guillien (*Mike Bainter, by remote access.* Joe Vozarik and Dave Jurca absent.  
  
Also present on call: **GM:** Torres. **Members:** McDevitt-Sabol.
3. Approval of Agenda, as amended. (*added 10a & b*). **Approved 4/0.**
4. Approval of August 20<sup>th</sup> meeting minutes. **Approved 4/0.**
5. Correspondence & Discussion
  - a. SBCA member; offer to serve on the ARC committee. **Acknowledged**, and pointed out the Committee currently has its limit of five members.
6. SBCA ARC Applications Seeking Approval
  - a. #21-042, VAN RY, TLV, tree removal (x1). **Approved 4/0.**
  - b. #21-043, McDEVITT-SABOL, LPV1, add hot tub, fence, and pet enclosure. **Conditionally Approved 4/0.** *Condition: Pet enclosure & Gate no more than 3' in height, and pet enclosure must not be visible from neighboring properties.*
7. Follow Up
  - a. #21-023, GRINDELAND-DeDONATO, LC II, modify/expand deck. **Tabled.** Waiting for LCII Board to advise SBCA ARC of village decision regarding possible Village amendment to its Supplemental Declaration.
8. Extensions
  - a. #21-018, MAYFIELD, FAIRWOOD, extensive landscape modification. (*Note: original approval scope expiration was 8/21/2021*). **Acknowledged.**
  - b. #20-142, RAYMOND, FAIRWOOD, expand deck, add pergola. (*Note: second extension expired 7/31/2021*). **Conditionally Approved 4/0.** *Condition: SBCA-ARC must receive written recommendation for unconditional approval by Village ARC representative; without such recommendation from Village ARC, the extension request must be re-submitted to SBCA-ARC for further consideration. (If the Village recommends conditional approval or recommends disapproval, then the SBCA will not necessarily follow the Villages recommendation, but we will reconsider the extension request in light of the Villages recommendation).*
9. Old Business

- a. Design Standard 5.1.14 Exterior Lighting (including illumination of flags). **Tabled**, with Joe Guillien volunteering to look into the impact of potential changes to the DS.

10. New Business

- a. Discuss treatment of LPV1 applications - impact of LPV1 SD considering LPV1 does not have Village HOA. Short discussion, **Tabled**.
- b. #21-045\_#21-046, AHO & LEONARD, LPV1, tree removal (x10). **Approved 4/0**.

11. Motion to Adjourn – 10:12 AM **Approved 4/0**.

Next SBCA-ARC Regular Meeting: Friday, October 15, 2021.