

**APPROVED November 21, 2023**  
**WESTBROOK VILLAGE ASSOCIATION**  
**ARCHITECTURAL CONTROL COMMITTEE MINUTES**  
**October 17, 2023**

**PRESENT:** Amy Miller, Ron Laumann, Jerry Johnson, Marcy Reneau, Jo Ann Greene, Ed Hartman, Jerry Heschel (Members)  
Susan Fabian (Assistant General Manager)

**ABSENT:**

**HOMEOWNER AND MEMBER COMMENTS – Non-Agenda Issues** – These comments and discussions are not included as a part of the Minutes.

Ms. Miller called the October 17, 2023, meeting to order at 1:00 p.m. There is a quorum represented With all members in attendance.

**NEW BUSINESS**

**Homeowner Applications**

**Shadowridge – 4160677** – Privacy Wall; Solid Elitewood Patio Cover

***MOTION by Mr. Laumann, second by Ms. Greene, to approve the Privacy Wall as amended for 4160677 with the stipulation the a block/party wall be extended from the existing block/party wall to cover the side bedroom window (6' tall). Carried unanimously.***

***MOTION by Mr. Hartman, second by Ms. Reneau, to approve the application for the solid Elitewood Patio Cover as submitted. MOTION AMENDED by Mr. Hartman that the color be Beige instead of brown. Carried unanimously.***

**Edgewater Park Sub-Association – 426** – Common Area Xeriscape Project, near 9702 West Kerry Lane

***MOTION by Ms. Reneau, second by Mr. Laumann, to approve the Common Area Xeriscape Project with the contingency the turf interfaces a minimum of 20' off Edgewater Parkway. Carried unanimously.***

**Meadow Park Casitas II Sub-Association – 438** – Paint Project – Body: Slopes; Trim/Accent: Sandpit

***MOTION by Mr. Heschel, second by Ms. Reneau, to approve the Paint Project for Meadow Park Casitas II, body color to be Slopes and Trim/Accent color to be Sandpit. The one pergola on the property will be painted Slopes. Security doors will be painted Slopes. Carried unanimously.***

**Vista Pinnacle - 4420623** - Front Decorative Bronze Iron and Glass Entry Door

***MOTION by Mr. Hartman, second by Ms. Reneau, to approve the application for the front decorative bronze iron and glass entry door for 4420623. Carried unanimously.***

**Country Club Estates Sub-Association – 454** – Common Area Xeriscape Project between 19442/19444 North 85<sup>th</sup> Drive; Paint Project – Body: Slopes; Trim/Accent: Winter Lite

***MOTION by Ms. Reneau, second by Ms. Greene, to accept the application for the Common Area Xeriscape Project as proposed. Carried unanimously.***

***MOTION by Mr. Laumann, second by Mr. Hartman, to approve the Paint Project for Country Club Estates with Body: Slopes, Trim/Accent: Winter Lite, Security doors to be left Baja White to blend with Winter Lite, Wrought Iron Fencing will be painted Stonish Beige, Perimeter Party Walls will be painted Stonish Beige with the brick inlay painted Colorado Trail.***

***Carried unanimously.***

**VVA Common Areas Turf Conversions – Rose Pilar East and West Basins and Westbrook Commons** – Request has been approved by Landscape and Facilities Committee.

***MOTION by Ms. Reneau, second by Mr. Johnson, to approve the request for common area turf conversion as requested. Carried unanimously.***

#### **Homeowner Appeals**

**Fairway Springs – 4210015** – Drip Edge Color Violation; Homeowner was in attendance to present the appeal and to read a prepared statement. It was pointed out the Architectural Control Committee does not have the authority to grant a variance; the Homeowner can appeal to the Board of Directors.

***MOTION by Mr. Laumann, second by Mr. Heschel, to deny the appeal on the drip edge color violation. Carried unanimously.***

**Fairway Views – 4500950** – Storage/Tool Shed Violation. Homeowner was in attendance to present the appeal. It was again stated that the Architectural Control Committee does not have the authority to grant a variance; the Homeowner can appeal to the Board of Directors.

***MOTION by Mr. Heschel, second by Mr. Hartman, to deny the appeal on the Storage/Tool Shed violation. Carried unanimously.***

#### **FINISHED BUSINESS**

**Request to Review Stone Coated Steel Roof Tiles:** There are only two properties (one in Tempe and one in Mesa) where this application can be seen. Following discussion it was determined this type of roofing does not fit with the look of Westbrook Village.

#### **REVIEW, CORRECTION AND APPROVAL OF PREVIOUS MINUTES – September 19, 2023**

Minutes will be corrected as necessary and resubmitted for file.

***MOTION by Mr. Laumann, second by Mr. Hartman, to approve the Minutes of the September meeting as amended. Carried unanimously.***

#### **REPORTS**

##### **Architectural Applications Report**

Included in the Committee Packet for review and discussion.

#### **FOR THE GOOD OF THE ORDER**

Ms. Jones and Ms. Fabian met with a Homeowner who wants to remove the arched portion of the popouts from the home. It was determined this would not change the look of the neighborhood.

#### **ADJOURN**

**The next meeting will be Tuesday, November 21, 2023, 1:00 p.m., at the FALC**

Meeting adjourned at 2:44 p.m.

Respectfully submitted,  
*Jody Brown*, Recording Secretary

**MINUTES & MORE**