

**PGA WEST FAIRWAYS ASSOCIATION
ARCHITECTURAL COMMITTEE MEETING MINUTES
PGA WEST Fairways, Monarch Management Office
10:00 A.M., Monday, July 6, 2015**

Committee Members Present (3)

Brian Foord, Chair
Dan Dozer
Walt Lloyd (via phone)

Committee Members Absent (2)

Bob Brown
Eliane Frye

The Management Trust, Monarch Group Division

Jerry McDonald, CCAM, PCAM, General Manager

Call to Order – Brian Foord called the meeting to order at 10:00 A.M.

Approval of Minutes - The minutes of the June 1, 2015 Architectural Review Committee (ARC) meeting were reviewed. Motion m/s/c to approve the minutes as presented.

Unfinished Business –

- A. Concrete Curbing Uplifting, Memo** - Motion m/s/c to table.
- B. Consequences for Failure to Submit Application** – Motion m/s/c to have a clause in the upcoming revisions of the Fairways Rules and Regulations and Architectural Guidelines indicating potential consequences for homeowners who fail to submit an Architectural Application before making any modifications to their Lot.
- C. Toll Brothers SBA Paint** - The Committee was made aware that the owners of 81-630 Tiburon appealed the Architectural Review Committee’s decision of June 1, 2015 to the Fairways Board of Directors at the June 25 Board meeting. Their appeal was granted to have their requested paint colors for the exterior of their home. However, the Board stated that going forward, only “Pre-approved” colors specific to each SBA will be authorized. The Committee requested a Constant Contact be sent to the membership relative to that directive given by the Board of Directors.

New Business

- A. Exhibit D, NEW Plant Palette** – Motion m/s/c to accept the new Plant Palette as Exhibit D.
- B. Paint Palette, SBA Specific** – Motion m/s/c to approve only those colors on each “Pre-approved” paint palette specific to each SBA. No other colors selections will be approved.
- C. Heritage SBA, 55882 Brae Burn, Fulmer, Garage Door Replacement** – Motion m/s/c to approve the application as presented. No maintenance agreement is required as this garage door replacement is a “like for like”.
- D. Norman Estates SBA, 55495 Medallist, Goodman, Front Yard Bird Bath** – Motion m/s/c to approve the application with the condition that there will be no standing water in the structure due to the potential of West Nile Virus caused by mosquitos in standing water.
- E. Norman Estates SBA, 81195 National, Ehren, Patio Extension** – Motion m/s/c to table for detailed plans/drawings. Management will notify homeowner.

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- F. Pasadera SBA, 57065 Mountain View, Kotis, Exterior Painting/Tree Removal** – Motion m/s/c to approve the application as submitted.

- G. Tiburon SBA, 55530 Royal St. George, Servais, Rear Yard Pavers & Raised Planters** – Motion m/s/c to approve the application as submitted.

- H. Toll Brothers SBA, 81665 Tiburon, Stark, Front Yard Landscape Modification** – Motion m/s/c to approve the application as submitted.

- I. Spanish Bay SBA, 80916 Spanish Bay, Del Sarto, Replace Garage Door** – Motion m/s/c to approve the application as submitted with the condition that the homeowner sign a Maintenance Agreement due to the fact that the Association maintains the exterior of the home and the new garage door is an upgrade.

- J. Monterra SBA Developer, Woodbridge Pacific** – Motion m/s/c to approve the SBA monument sign as presented.

Next Meeting Date – Monday, August 3, 2015 at 10:00 A.M. at Monarch Management Office.

Adjournment – 11:00 A.M.