

**ARCHITECTURAL COMMITTEE MEETING MINUTES
PARK PASEO HOMEOWNERS ASSOCIATION
25 CHRISTAMON WEST, IRVINE, CA 92620
MEETING CONDUCTED VIA ZOOM
January 6, 2021 (Reconvened December Meeting)**

1. Call to Order at 6:30 p.m.

Attendees: Ernie Jones
Gay Joyce
John Barbod
Cathy Paxton
Jim McMillen

Absent: Yury Zaslavsky
Khurram Shoro

Guest(s) Two Homeowners

Associa-PCM: Lynn Wyatt, General Manager

2. Approval of Minutes December 2, 2020

The **December 2, 2020** Architectural Meeting Minutes were approved as submitted.

Motion Jones **To approve the December 2, 2020 Minutes as submitted**
2nd Joyce
Vote Unanimous

3. Old Business

a. 2 Campanero West AC Line/Conduit

Received letter on Dec. 14th from homeowner and the homeowner attended the meeting. The ARC discussed the letter and unanimously determined the homeowner has complied by camouflaging the AC line on his home. No further action at this time.

b. 11 Diamante Attic Vent & Obscured Window

The ARC reviewed correspondence from this homeowner and the City of Irvine. Regarding the glass attic vent, the homeowner did cover the louvres with a wire, hardware cloth; however, discussion ensued regarding the reflection of the cloth. The ARC will send two members out to take another look and render a decision
The obscured window has changed from before; however a film was used and the ARC asked that a permanent, obscured glass be used, not a film. The homeowner will be notified.

c. 20 Ninos Secure Signatures

Signatures will be obtained at a future meeting.

d. Jacaranda Trees – Island Option(s)

Ernie Jones' renderings were reviewed for possible consideration for the Jacaranda islands. The drawings will be discussed further at the next Board meeting.

4. New Business

a. 4 Delamesa East Windows & Front Door

Replacement of all windows with white vinyl, composite windows and install new front door – cherry stain, solid door, no window.

APPROVED

b. 21 Ensueno West Roof Mounted Solar Panels

Installation of solar panels on the roof.

APPROVED

c. 9 Campanero East Exterior Painting Scheme 16

Repainting original color – all exterior.

APPROVED

d. 6 Palmatum Exterior Painting & Pavers Install Front Scheme 4

Installation of pavers up front walkway and exterior painting.

APPROVED

e. 13 Diamante Replace Side Fence with Concrete Blocks

Replacing wood fence with concrete blocks – tan color between his home and 15 Diamante.

f. Water Resistant Landscaping

The Board would like a definition or guidelines for water resistant landscaping. The Architectural Standards say:

Landscaping: Landscaping components can be defined as (1) hardscape (walkways, driveway, planters, free standing walls, pilasters, etc.) and (2) softscape (grass lawn, flowers, shrubs, groundcover, trees, etc.). All hardscape components must be approved by the Architecture Committee. Landscaping installed must present an attractive appearance for the property and must include a reasonable combination of lawn and/or groundcover, shrubs, and trees, walkways, etc. (See required percentages below for softscape.) Any softscape which deviates from the minimum landscaping requirements must be approved in advance by the Architecture Committee.

- 1) The following landscaping materials are not permitted within the front and visible without the prior approval of the Architecture Committee.
 - a) Decorative rock, wood chips, sand, gravel, or any other rock-like substance. However, these materials may be acceptable when installed as an accent in the visible areas. Non-plant decorative materials are not to be used as substitution for hardscape, lawn or groundcover.
 - b) Hedge-type plants and/or shrubs with thorns planted adjacent to sidewalks.
 - c) Artificial Turf.
- 2) The following minimum softscape requirements for the front and/or side yard property are:
 - a) Eighty percent (80%) of the front and side yards planted in groundcover, artificial turf, or grass lawn, or a combination thereof.
 - b) Twenty percent (20%) of front yard planted with shrubs.
- 3) Drought-tolerant plants are encouraged. For a list of preferred drought-tolerant plants, please visit the Irvine Ranch Water District's (IRWD's) recommended website at www.rightscaperesources.com.

The ARC discussed that drought tolerant plantings is still encouraged and based on the forecast for this Winter, it's going to be dry again. If the Board wishes to change the percentages they are to let the ARC know.

5. Notice of Completion Forms

The ARC asked that architectural forms submitted for the last six months be followed up on to make sure NOC's have been completed.

6. Committee Comments

7. Adjournment

7:45 pm

Printed Name/Title

Approval Signature

Date