

VVL MAC  
MEETING MINUTES

**Date:** June 5, 2012  
**Time:** 6:00 pm  
**Location:** Val Vista Lakes Clubhouse

**I. Call to Order**

The meeting was called to order at 6:00 p.m. by Jim Speer.

**II. Attendance:**

VVL MAC: Jim Speer  
Ben Kalkman  
Shanna Cardita (absent)  
Diane Chambers  
Mark Stockton (absent)  
VVL Management: Richard Andrews, and Simone Brown  
Residents: Keith Faber  
John Bollman  
Alex Martin  
Contractors: Estrella Valley Landscapes

**III. Agenda**

**Motion:**

Motion to approve Agenda for 6/5/12 by B. Kalkman, seconded by D. Chambers.  
Motion passed unanimously.

**IV. Minutes from 5/1/12**

**Motion:** To approve May 1, 2012 minutes as submitted.

Motion by B. Kalkman, seconded by D. Chambers  
Motion passed unanimously.

**V. New Submittals:**

**LS073 – Contractor, Estrella Valley Landscapes, in attendance** – Landscape revisions to front yard: artificial turf, pavers, water feature, plants, concrete

**Motion:** to approve as submitted.

Motion by D. Chambers, seconded by Ben Kalkman

Motion passed unanimously.

**BB003 – In person, Keith Faber -** Addition of storage closet and roof over entrance walkway.

**Motion:** To approve with condition that any damage done to BB002, as a result of new storage closet being tied to common wall, will be repaired by the Fabers.

Motion by B. Kalkman, seconded by D. Chambers

Motion passed unanimously.

**PP063 –** (3 separate requests on one application broken down into three submittals)

**1.** Pylons for future patio cover, temporary wood lattice to be placed on pylons

**Motion:** To approve as submitted.

Motion by D. Chambers, seconded by Ben Kalkman

Motion passed unanimously

**2.** Setback variance for play structure

**Motion:** To table, until resubmitted with approval from Town of Gilbert for setback variance

Motion by B. Kalkman, seconded by D. Chambers

Motion passed unanimously.

**3.** Tiki Hut

**Motion:** To approve conditionally on receipt of structural engineering plans, Town of Gilbert approval and permits.

Motion by D. Chambers, seconded by Ben Kalkman

Motion passed unanimously

**BB010 – Late submittal. In person, John Bollman for Bonnie Whitehead –** encase BBQ and refrigerator in back yard of lakefront lot. Add pony wall with counter adjacent to grill, faced in antique brick.

**Motion:** To approve as submitted.

Motion by B. Kalkman, seconded by D. Chambers

Motion passed unanimously.

## **VI. Presentation by Dan from Morningstar Turf, showing various grades of artificial turf and discussion of installation techniques and maintenance of artificial turf**

### **V. (submittals continued)**

**CB044 –** House paint colors from 2 different pre approved paint schemes

**Motion:** to approve as submitted.

Motion by D. Chambers, seconded by Ben Kalkman

Motion passed unanimously.

**CM008 –** Taco Bell, Change of exterior paint colors to the new Taco Bell national colors.

**Motion:** To approve as submitted.

Motion by B. Kalkman, seconded by D. Chambers

Motion passed unanimously.

**DP072 –** Color coating on walkway leading from driveway to front door.

**Motion:** to approve as submitted.

Motion by D. Chambers, seconded by Ben Kalkman

Motion passed unanimously.

**L2010** – Roll up sun shades on back patio, facing lake (have been there for years)

**Motion:** To approve as submitted.

Motion by B. Kalkman, seconded by D. Chambers

Motion passed unanimously.

**LS074** – Landscape revisions front and back yards: remove planter in front and add grass. In backyard of lakefront property, add plants, trees, pots, retaining walls, pavers, stacked stone, built in BBQ w/ seating, gas fire pit, patio area

**Motion:** To approve with condition the grill and umbrella are relocated to the other side of island or another location away from party wall. Grill/umbrella can not be closer than 5 ft to party wall. Must resubmit with new locations.

Motion by D. Chambers, seconded by Ben Kalkman

Motion passed unanimously.

**RB004** – Aluma wood gazebo

**Motion:** to approve as submitted.

Motion by Ben Kalkman, seconded by D. Chambers

Motion passed unanimously.

**RG021** – Replace existing tile with pavers in front

**Motion:** To approve provided the new pavers match existing pavers.

Motion by D. Chambers, seconded B. Kalkman

Motion passed unanimously

**RG023** – Replace driveway and entrance walkway with pavers to match existing pavers

**Motion:** To approve provided the new pavers match existing pavers.

Motion by B. Kalkman, seconded by D. Chambers

Motion passed unanimously

**T2116 – Late Submittal** – Addition of ground mounted wrought iron trellises in front yard, with hanging flower baskets and lights. This is installed differently from the way it was previously approved. Wrought iron fence was to be mounted on top of pony wall. Addition of a wrought iron trellis/archway at entrance to courtyard in front yard. Extension of temporary approval of gazebo in backyard.

**Motion:** To approve wrought iron trellises with condition plants are maintained and no dead plant material stays on them. To grant temporary extension of gazebo until house is sold or until the gazebo is no longer in good condition.

Motion by D. Chamber, seconded by B. Kalkman

Motion passed unanimously

**CM013** – Revisions to address erosion problem on sloped dirt banks along edge of lake. Install of rain gutters along top of building facing lake, to be painted to match building. Addition of concrete basins

on slopes, with rock imbedded in them. Addition of PVC pipe to direct water from gutters directly into lake. PVC to be disguised with paint and boulders.

**Motion:** to approve as submitted.

Motion by Ben Kalkman, seconded by D. Chambers

Motion passed unanimously.

VII. Discussion about new law requiring MAC Chairman needing to be member of BOD.  
Discussion about which MAC members terms are expiring in August.

VIII. **Adjournment**

**Motion:** Meeting to adjourn at 8:00 p.m.

Motion by B. Kalkman. Motion passed unanimously.

SUBMITTED BY:

APPROVED BY:

Simone Brown  
Architectural Coordinator

Jim Speer  
Chairman