



**Hiddenbrooke Architectural Review Committee
March 21, 2008
Minutes**

1. **Meeting called to order** at 6:20pm by Jamie Clark, Member
2. **Attendance:**
 - i. Committee Members: David Elias, Jamie Clark, Allen Wildermuth (Alternate), Victor Patel (Alternate)
 - ii. Committee Members Absent: Dawn Montero, Jan DeRuitter (Secretary), Hamid Akbari
 - iii. HPOA Board/Other: Dave Caldwell, CC&R Manager
 - iv. Owners that attended: Ms. Luna
 - v. Invited Owners: None
3. **Minutes:** February 21, 2008 meeting minutes approved.
4. **Custom Home Application for approval:** none
5. **City of Vallejo – Status of Permits and Issues:** none
6. **Landscape Plans:**
 - a. Luna – 2336 Langston Court
 - i. This visit was a follow up from last visit, to show additional plan options for walls and planting beds.
 - ii. Need to submit plan view (birds eye view) of wall and planting beds.
 - iii. Need to submit planting plan with detailed list of plants and sizes.
 - iv. Split face concrete block walls to match wall near driveway, rather than possible option of flagstone to match driveway areas. Flagstone is not visible from the street the way that the split face wall is.
 - v. Tree would be nice with shrubs, such as rosemary and lavender with flax. Can't have too many plants.
 - vi. Strategically placed rocks are ok – “decorative rock pile”, but not too many smaller ones. A few medium/large in the corner to prevent washout, and a few other medium/large.
 - vii. *No letter will be sent. Homeowners will submit plans first.*
 - b. Singh – 1406 Highgate Road
 - i. Homeowner request approval to move rear fence back 10 feet.
 - ii. The City of Vallejo likely has an easement, or his fence would already have been put at the outermost edge of his property.
 - iii. Homeowner stated that he was given verbal approval from someone in Planning that the City was okay with the 10-foot fence move. That person is no longer there.
 - iv. It is unclear where homeowner's property boundary line is.
 - v. It is unclear as to whether the area behind homeowner's home is designated open space or HMD property.
 - vi. Homeowner needs to hire surveyor to determine boundary of property.
 - vii. Needs to procure deed of trust to verify description of property.
 - viii. Needs to procure letter from appropriate entity releasing interest in easement or portion of easement.
 - ix. Needs written approval from the Planning Commission, then may submit to HARC for aesthetic approval.
 - x. *Jamie Clark to write letter.*
7. **Status of CC&R Violations:**
 - i. Dave Caldwell reported on the status of the CC&R violations and fines. Overall, things are looking pretty good.

- a. A Friendly Painting Reminder will go out to homes that are in need of repainting.
- b. HARC recommended edits to the letter.

8. **HPOA – Report from Board:** None
9. **Unfinished Business:** Members present discussed the Summary of HARC Policies & Disclosures. Made edits to Item #9 on page 2. Added information about pre-approved Utility Netting.
10. **New Business:** None
11. **Meeting Adjourned** at 7:35pm.
12. **Next Meeting** April 17, 2008n at 6pm in the Library.

Respectfully submitted,

Jamie Clark
Acting HARC Secretary

Note: Assignments are in italics.