

**ENFORCEMENT COMMITTEE OF THE BOARD OF DIRECTORS OF STERLING RANCH COMMUNITY**  
**AUTHORITY BOARD "CAB"**  
**Meeting Minutes**

**Date: Time: Location for Public and Attendees:** October 6, 2020 5:00pm – 7:00pm GoTo Meeting –  
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<p><b>Committee Members:</b>                  Chris Binkley, Chair                   Gina Brady, Vice- Chair                   Karlie Ray, Secretary                   Dan Block, Member</p>	<p><b>Staff:</b>                  Sue Santos, Director of Community Experience and Resident Support                   Heather Calme, Architectural and Community Standards Director                   Patty Harrison, Compliance Officer</p>	<p><b>Resources/Attendees:</b>                  HomeOwner 464981                   Paula Stuere</p>
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1. CALL TO ORDER - 5:07 pm
2. APPROVE AGENDA - Approved 4-0.
3. APPROVE MEETING MINUTES FROM SEPTEMBER 9, 2020 - Approved 4-0.
4. Review of Enforcement Committee responsibilities sheet that will help each ( staff and committee) understand their roles in the enforcement process. Approved 4-0.
5. Enforcement Committee Hearing Request

A. Resident Account 464981 - Trash containers incorrectly screened from community view

-Comments were heard by Property Owner on notices and violation, and Property Owner answered questions by the committee. Following review of provided documentation and discussion, upon a motion duly made, seconded and upon vote, unanimously carried, the Enforcement Committee recommends the Property Owner be given 14 days to amend the screen to completely conceal trash containers from community and neigh or view. Motioned by Dan, Seconded by Gina, Approved 4-0.

## 6. Escalation of Violation

### A. Resident Account 464972 - Past 120-day Rear Yard Installation; No Landscape Plans Submitted to DRC for Approval.

- Review of provided documentation. Following discussion, upon a motion duly made, seconded and upon vote, unanimously carried, the Enforcement Committee recommends fining the Property Owner for First Notice of Violation and issuing Second Notice of Violation letter. Motioned by Dan, Seconded by Gina, Approved 4-0.

### B. Resident Account 465142 - Dead Lawn and Weeds in the Front Yard

- Review of provided documentation. Following discussion, upon a motion duly made, seconded and upon vote, unanimously carried, the Enforcement Committee recommends fining the Property Owner for First Notice of Violation and issuing Second Notice of Violation letter. Motioned by Chris, Seconded by Dan, Approved 4-0.

## 7. General Discussion

### A. Exterior Lighting - Bistro String Lights

- Resident expressed desire for guidance around the approval of house lighting brand JellyFish Lighting.

- Discussion held to determine need for enforcement of bistro lighting compliance with Dark Sky. Staff will inspect the community for compliance statistics. Letter to be drafted to CAB Board suggestion educational seminars and technology demonstrations on appropriate lighting be held before enforcement begins. Motioned by Dan, Seconded by Chris, Approved 4-0.

### B. Reschedule Next Committee Meeting

- Next meeting in question, Nov. 3, is election day. Discussed alternative date for November 2. - Approved 4-0.

## 8. Meeting Adjourned - 6:56 pm

**NEXT SCHEDULED MEETING – NOVEMBER 2, 2020 AT 5:00 PM**