

**El Dorado Hills Community Services District
Joint CC&R Citizens Advisory Committee & Board CC&R Oversight Committee
Monday, March 26, 2012
7:00 p.m.**

**Pavilion Main Building
1021 Harvard Way, El Dorado Hills, CA 95762**

A G E N D A

7:00 p.m. Call to Order/Roll Call - Committee: initial by your name on the roster.

1. Approval of the Agenda for March 26, 2012.

2. Approval of the Agenda Minutes for February 27, 2012

3. Oral/Written Communication: None

4. Communication (*Opportunity for members of the public to address the Committee on Items not on the agenda.*)
 - a. None

5. Special Agenda Items
 - a. La Cresta- 4140 Alta Sierra Way- **POSTPONED**
 - b. Play House Structures – Back to Francisco Drive

6. New Volunteer Applications
 - a. None

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7. Enforcement Activity (Informational only, no action needed):

- a. Open Cases -22
 - First Notice -05
 - 2nd Notice -07
 - 3rd & Final - 01
 - Hearing -06
 - Legal -02
 - Hold -01
 - Complaints -14

8. Hearings:

A.

Property Owner: Arbin Kumar

Property Address: 1530 Halifax Way
Village: Marina Woods Village

APN: Case #: 110341171 CE10-226

Staff Recommendation:

No compliance has been achieved via the noticing process and staff recommends sending a 3rd and Final Notice.

Violations:

1. **Failure to install retaining wall , sidewalk and landscaping improvements.**

MW Section 4.13 Landscaping

As specified in Section 1.12 of this Declaration, all landscaping constitutes an Improvement requiring Committee approval hereunder. At Owner's cost and expense , cause his front yard (and exposed side yard in the case of a corner lot) to be fully landscaped in accordance with the plans and specifications approved by the Design Review Committee. In the event an Owner shall fail or refuse to install such front yard landscaping as provided herein, Declarant and /or the District shall have the right, but not the obligation, to install such landscaping at the cost and expense of the Owner of such lot.

B. 30 Day Extension Awarded

Property Owner:

Ross McNair

Property Address: 3620 Mesa Verdes
Village: Park Village
APN: Case#: 120132091 CE12-18

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Staff Recommendation:

No compliance has been achieved via the noticing process and staff recommends sending a 3rd and Final Notice.

Violations:

1. **Failure to remove multiple vehicles (6 average) parked in circle drive way (front of house), side entrance drive way and on the street.**

P Park Village 1, 2, 3 Sec 15. Trailers, Inoperable Cars, ETC.

15. Trailers, Inoperable Cars ETC. No boats, boat trailers, house trailers, or inoperable cars shall be regularly parked on any street, upon any driveway or upon any lot unless they are to the rear of the street set-back line behind a suitable fence so as to be not visible from the street.

C.

Property Owner:

Eric Woodworth

Property Address: 547 Montridge Way

Village: Ridgeview Village

APN: Case #: 120481021 CE12-3

Staff Recommendation:

No compliance has been achieved via the noticing process and staff recommends sending a 3rd and Final Notice.

Violations:

1. **Failure to obtain DRC (Design Review Committee) approval for the installation of new front yard sidewalk and steps.**

R Ridgeview 1-6 Sec 3. Architectural control of Improvements.

3. Architectural control of Improvements. No building, fence, wall or other structure, shall be erected, placed or altered in external design, or color on any lot until construction plans and specification, the exterior color scheme, and a plan showing the location of the structure on the lot have been approved by the Architectural Control Committee as to conformity and harmony of external design and appearance with surrounding development, and as to location of the building and finished grounds elevations.

D.

Property Owner:

*Gregory Ishizaka
Natalie Ishizaka*

Property Address: 1105 Jasmine Circle

Village: Bass Lake Woodridge Village

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APN: Case #: 115310131 CE10-275

Staff Recommendation:

No Compliance has been achieved via the noticing process and staff recommends sending a 3rd and Final Notice.

Violations:

- 1. Failure to provide lawn maintenance and overall yard clean-up.**

6.02 Bass Lake Village Units 6-14

All vegetation on the lots shall be irrigated and fertilized regularly. Each Owner of a lot shall cut, prune, irrigate and maintain regularly the landscaping thereon in accordance with the Declaration.

E.

Property Owner: Roger Taylor

Property Address: 244 Powers Drive
Village: Ridgeview Village
APN: Case #: 120444031 CE12-22

Staff Recommendation:

No Compliance has been achieved via the noticing process and staff recommends sending a 3rd and Final Notice.

Violations:

- 1. Failure to remove the chickens and coup from your property.**

R Ridgeview Unit 8 Article XIII Livestock, Poultry and Pets

Article XIII Livestock, Poultry and Pets. No Animals, livestock or poultry of any kind shall be raised, bred or kept outside the interior of the dwelling on any lot except dogs and /or cats (not exceeding two adults of each) which are kept as household pets. No animals, livestock or poultry of any kind shall be kept, raised or bred for commercial purposes.

9. Review Last Months Hearings

A. Property Owner: John Wells
Susan Wells

Property Address: 2859 Tam O Shanter Drive
Village: St. Andrews Village

BOARD Voted 3rd & Final

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10. Adjourn: CC&R Compliance Officer recommends the CAC Committee adjourn meeting to **Monday, April 30, 2012**, at 7:00 p.m., in the Pavilion Meeting Room.