

**REGULAR MEETING OF THE
BIRCH BAY VILLAGE COMMUNITY CLUB
ARCHITECTURAL CONTROL COMMITTEE
MARCH 16, 2010 7:00 P.M.
AT THE MAINTENANCE MEETING ROOM COWICHAN ROAD
MINUTES**

ROLL CALL:

Ken Woods - Chairman	Present
Bill Knowlton - Vice Chairman	Present
Richard Baer	Present
Jim Baker	Present
Doug Clark	Excused
Carl Garlow	Present
Shannon Parsons	Present
Ralph Falk - BOD Liaison	Present

Also Present: Ken Hoffer, BBVCC General Manager; Skip Bickers, BBVCC Field Compliance; and Esther Matter, BBVCC Administrative Assistant

CALL TO ORDER: Ken Woods called the meeting to order at 7:00pm.

MINUTES: Approval of the February 2, 2010 Minutes.

- **Motion made by Bill Knowlton, seconded by Richard Baer and carried to accept the minutes of February 2, 2010 as written.**

BUSINESS:

- **A) Motion made by Carl Garlow, seconded by Bill Knowlton and carried to approve as presented Project #2010-5-32, New Home Construction, Div. 15A, Lot 9, Chehalis/Comox Road, Fred & Brenda Bonin.**

DISCUSSION:

- **Golf Course Screening/Netting:**
 - **Committee feels that the rule should fall under a variance, so neighbors in the area will get a chance to have a say.**
 - **Also feel that an engineer would be necessary for all screening projects do to different soil conditions.**
 - **Only a select few lots will qualify to apply for a Golf Screen.**
 - **Recommend that the Board consider not putting the project in with the variance fee, and consider a lower fee than \$300.00.**
- **Motion made by Jim Baker, seconded by Bill Knowlton and carried to submit the 3.16 AR&R Rule change concerning Golf Course Screening to the Board for approval. (See attached)**
- **Ken Woods passed out a letter with Whatcom County regulations concerning “hardships”.**
- **Ken Hoffer will look into waivers for the BBVCC Volunteers to sign.**
- **A proposal for a “work shop” has been requested.**

ADJOURNMENT:

- **Motion made by Shannon Parsons, seconded by Jim Baker and carried to adjourn. Meeting adjourned at 8:24 pm.**

Esther Matter

Recording Secretary: Esther Matter

February 26, 2010

To: BBVCC Board of Directors

Re: Suggested AR&R Changes

Below is a recommended AR&R change as discussed by the ACC in its March, 2010 meeting. The proposed change is a rewrite of the Boards' AR&R change attached to your February 18, 2010 meeting minutes.

3.16 GOLF BALL SCREENING

Division 1 lots 7 thru 14 and division 14 lots 1 thru 4 which abut the golf course may request approval to erect golf ball screening that exceeds the height restrictions for structures in AR&R sections 3.5, 4.2 and 4.3. The lot owners request must fulfill all requirements of the AR&R, including the requirement to seek a variance. The following applies to each golf ball screening project variance request:

1. The plans for the screening structure and its foundations shall be designed to with stand a 100MPH wind at a right angle to the netting and be approved by a Washington State licensed structural engineer.
2. The requestor must include a detailed written statement of facts supporting the need for the screen.
3. The proposed screen foundations can only be attached to the ground and not to a home or other structure.
4. The proposed screen height can not exceed sixteen (16) feet as measured from the ground to the top of the highest point of the proposed structure.
5. The proposed screening must be high strength netting designed to repel golf balls and black in color.
6. Supporting poles must be black in color and constructed of metal, fiberglass or other durable non wood material. If the poles are metal the black color must be applied using an exterior weather resistant powder coating process.

Note: Renumber the existing section 3.16 to read 3.17

Ken Woods
ACC Chairperson