

# Tonto Hills Improvement Association

President: Robyn Baker  
Vice President: Nancy Nelson  
Treasurer: Kathleen Kuchta  
Secretary: Christine Prentice

## ACC Meeting 24 September, 2024

### I. Call to Order

The ACC meeting was held on September 24th 2024. Mark Laliberte called the meeting to order at 6:30 PM. Committee members present; Mark Laliberte, Gil Stedman, Dave DiSanto, Wendy Crenshaw, Robyn Baker, and Rick Nelson via ZOOM. Community members present: Andy Dodd, Tara Laman, Charlie Civer, via ZOOM Nancy Nelson.

### II. Opening Comments

Mark Laliberte made no opening comment and there were no members' comments.

### III. Approval of Consent Agenda

Gil Stedman moved to approve the agenda as published, Dave DiSanto 2nd, the motion passed 6-0. Dave DiSanto moved to accept the August ACC Minutes, Gil Stedman 2nd, motion passed 6-0.

### IV. Old Business

**Final Review Lot 76 New Residence** - Mr. Boxberger submitted additional plans which continued to show retaining wall heights well above 6 feet. While the drawing legend identified retaining wall heights of less than 6 feet, the detailed drawing continued to show the wall height of 7 feet. Mr. Boxberger was not present to provide explanation. No action was taken. Mr. Boxberger will be notified.

**Pre-Submittal Meeting Lot 109** - Michael Nowak provided additional site plans for the new residence. Side and rear setbacks were corrected to meet DofR requirements. Gil Stedman moved to allow submittal of plans to the County, Rick Nelson 2nd, the motion passed 6-0.

### Preliminary Design Review Lot 38 - New Residence

Item tabled.

**Final Design Review Lot 186 - New Residence** - Mr. Dodd provided approved County plans and permits for the new residence on Lot 186. The approved plans conformed to those preliminarily approved by the ACC except fencing was added around the pool. This fencing was inside the properties front setback (40 feet). Mr. Dodd will provide revised plans to show the fence meets the required setback of 50 feet. Gil Stedman moved to authorize construction, Robyn Baker 2nd, motion passed 6-0.

### V. New Business

None.

### VI Adjourn

Rick Nelson moved to adjourn, Rick Nelson 2nd, motion passed 6-0.

Next meeting is scheduled for 23 October 2024. The meeting will be held at the THFVD Firehouse.