

APOA Board meeting minutes:
December 12, 2018
Submitted by James A. Smith, Secretary

The following is a record of the discussion of the Autumnwood Property Owners Association Board which took place via electronic mail, regarding preliminary approval of plans for Lot 42, owned by Jim and Cathy Carlson. The preliminary plans submitted were reviewed by the planning committee and determined to be in line with the Autumnwood covenants. The motion before the board was voted and approved unanimously.

Motion made by Jim Smith and seconded by Kim Czyz to the APOA board that we accept the preliminary building approval for the Carlson home, lot 42, allowing Jim and Cathy Carlson to move forward with their next steps. Preliminary approval is granted with the understanding that the final plans be resubmitted (after modifications/customizations) for final approvals by the Planning Committee and board prior to breaking ground. It is noted that as long as the modifications/customization do not greatly alter the building in the preliminary review, we do not anticipate any problem with final approval.

This motion was voted on and approved. The following trail is the email record of this activity.

Kevin Kimes <kimers@sbcglobal.net>
Wed 12/12/2018, 4:26 PM
I vote yes

John and Katie Nelson <jknelson01@hotmail.com>
Tue 12/11/2018, 7:22 PM
I vote yes also.
Thank you,
John Nelson

---- On Tue, 11 Dec 2018 13:41:48 -0600 Kevin Kimes <kimers@sbcglobal.net> wrote ----

Agreed

From: Duane Lockas <duane.lockas@roenfeldtlockas.com>
Sent: Tuesday, December 11, 2018 6:36 PM
To: Kevin Kimes
Cc: Kim Czyz; James Smith; katie nelson
Subject: Re: Proposal Motion - Carlson-lot 42

I vote yes

Duane Lockas, CPA
Partner
Roefeldt & Lockas, P.C.
1100 Columbus Street
(815) 433-0464

Re: Proposal Motion - Carlson-lot 42
Kim Czyz <kimczyz@gmail.com>
Tue 12/11/2018, 7:37 AM

Jerry McConville has approved the plans, agrees that the revised plans should be submitted for final approval.

With that, I will second Jim's motion to grant preliminary approval with the understanding that the final plans be resubmitted (after modifications/customizations) for final approvals by the Planning Committee and board prior to breaking ground. It is noted that as long as the modifications/customization do not greatly alter the building in the preliminary review, we do not anticipate any problem with final approval.

If the Board is in agreement, I will advise the Carlson's of this decision.

Kim

On Mon, Dec 10, 2018 at 9:33 AM James Smith <james.a.smith@outlook.com> wrote:

Duane,

Based upon the planning committees recommendations,

I make a motion to the board that we accept the preliminary building approval for the Carlson home, lot 42, allowing Jim and Cathy Carlson to move forward with their next steps. Preliminary approval is granted with the understanding that the final plans be resubmitted (after modifications/customizations) for final approvals by the Planning Committee and board prior to breaking ground. It is noted that as long as the modifications/customization do not greatly alter the building in the preliminary review, we do not anticipate any problem with final approval.

This would need to be seconded and voted on for us to enter the official record. Once approved by the board Kim or John can inform the Carlson's.

Respectfully submitted.

James A. (Jim) Smith
1044 Lakewood Drive
Ottawa, Illinois 61350
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james.a.smith@outlook.com

From: Ted Fultz [<mailto:ted.fultz@sbcglobal.net>]
Sent: Sunday, December 9, 2018 6:05 PM
To: jerry mconville; Brett Lockas; Kim Czyz
Cc: Duane Lockas; katie nelson; James Smith
Subject: Re: Carlson-lot 42

I have reviewed the preliminary plan and building approval request form and do not have any issues, subject to review of the final plans.

Ted Fultz

On Wednesday, December 5, 2018 07:10:16 PM CST, Kim Czyz <kimczyz@gmail.com> wrote:

Attached is a building approval request form, as well as floor plans and site plan for lot 42 for Jim and Cathy Carlson.

The Carlson's don't anticipate building until March, 2020, however are seeking initial approval for this home. They intend to purchase a full set of architectural plans so that the plans can be customized for ADA compatibility, however before expending monies on the architectural plans, would like to ensure that the plans meet the requirements of the covenants.

My feeling is that if the planning committee is of the opinion that the plans meet the covenants, the Board could give initial approval. However Carlson's would need to resubmit the final plans (after customization) to ensure the plans still meet the requirements in the covenants.

Please provide your thoughts on this.

Thanks.

Kim Czyz