



Architectural Review Committee Meeting

Tuesday, June 23, 2026

8:30am

Cameron Park Community Center – Social Room
2502 Country Club Drive
Cameron Park, CA 95682

Agenda

Members: Chair Jeff Heuerman (JH), Vice Chair Shayan Khales (SK), Kathi Markan (KM)

Alternate: Sidney Bazett (SB), Board Member

Staff: CC&R Compliance Officer, Jim Mog

CALL TO ORDER

ROLL CALL

Public testimony will be received on each agenda item as it is called. Principal party on each side of an issue is allocated 10 minutes to speak; individual comments are limited to 3 minutes except with the consent of the Committee; individuals shall be allowed to speak on an item only once. Members of the audience are asked to volunteer their name before addressing the Committee. The Committee reserves the right to waive said rules by a majority vote.

APPROVAL OF AGENDA

APPROVAL OF MINUTES

- ARC Committee Meeting – June 9th, 2026

OPEN FORUM

Members of the public may speak on any item not on the agenda that falls within the responsibilities of the Committee.

DEPARTMENT MATTERS

COMMITTEE REVIEW/ACTION

Items Requiring Action – Review and Provide Decision

1. New Business

Item #	Property Address	Unit	APN	Project
1a.	6140 Bridgeport Dr.	Cameron Ridge #2	083-582-020	Exterior Paint
1b.	2637 Knollwood Dr.	Cameron Park #3	082-261-006	Hot Tub
1c.	3746 Fairway Dr.	Cameron Park N 1	082-071-002	Deck

ADMINISTRATIVE APPROVALS

2. Review and Support Staff's Approvals

- Staff Approved Roofs – (5) Five
2824 Royce Dr., 2950 Cambridge Rd., 3241 Kimberly Rd., 3432 Fernbrook Ct., 3470 La Cienega Way
- Staff Approved Solar - (0) None
- Staff Approved Oak Trees Removals - (0) None

3. Items for Future Architectural Review Committee Agendas

4. Items to take to the CC&R Committee

MATTERS TO AND FROM COMMITTEE MEMBERS AND STAFF

ADJOURNMENT



Architectural Review Committee Meeting

Tuesday, June 9, 2026

8:30am

Cameron Park Community Center – Social Room
2502 Country Club Drive
Cameron Park, CA 95682

Minutes

Members: Chair Jeff Heuerman (JH), Vice Chair Shayan Khales (SK), Kathi Markan (KM)

Alternate: Sidney Bazett (SB), Board Member

Staff: CC&R Compliance Officer, Jim Mog

CALL TO ORDER – 8:35am

ROLL CALL – JH/KM/SK – Staff - JM

Public testimony will be received on each agenda item as it is called. Principal party on each side of an issue is allocated 10 minutes to speak; individual comments are limited to 3 minutes except with the consent of the Committee; individuals shall be allowed to speak on an item only once. Members of the audience are asked to volunteer their name before addressing the Committee. The Committee reserves the right to waive said rules by a majority vote.

APPROVAL OF AGENDA - Approved

APPROVAL OF MINUTES - Approved

- ARC Committee Meeting – May 26th, 2026

OPEN FORUM

Members of the public may speak on any item not on the agenda that falls within the responsibilities of the Committee.

DEPARTMENT MATTERS

COMMITTEE REVIEW/ACTION

Items Requiring Action – Review and Provide Decision

1. New Business

Item #	Property Address	Unit	APN	Project	Status
1a.	3288 Kato Ct.	Cameron Park #12	116-362-001	Exterior Paint	<i>Approved</i>
1b.	423 Oeste Ct.	La Ventana Oeste 2	116-810-007	New Home Construction	<i>Approved</i>
1c.	2886 Osborne Rd.	Cameron Park N 2	082-214-016	Above Ground Swimming Pool	<i>Approved</i>

ADMINISTRATIVE APPROVALS

2. Review and Support Staff's Approvals

- Staff Approved Roofs – (6) Six
3288 Kato Ct., 3342 Fairway Dr., 3666 Millbrae Rd., 2530 Dudley Dr., 3369 Kimberly Rd., 4635 Castana Dr.
- Staff Approved Solar - (0) None
- Staff Approved Oak Trees Removals - (0) None

3. Items for Future Architectural Review Committee Agendas

4. Items to take to the CC&R Committee

MATTERS TO AND FROM COMMITTEE MEMBERS AND STAFF – *KM & SK available for June 23rd. Need alternate for July 7th meeting (only KM available).*

ADJOURNMENT – *9:14am*

Niki Garrison
Board Clerk

Chair J. Heuerman or Vice Chair S. Khales