



**TAHOE DONNER ASSOCIATION
GENERAL MANAGER AUTHORIZATION**

DELEGATION OF AUTHORITY FOR ARCHITECTURAL STANDARDS IMPROVEMENTS

RESOLUTION 2020-2

WHEREAS, the Board has found that the Association's best interest are served through the delegation of authority to the General Manager to approve Architectural Standards Improvement projects defined herein; and,

WHEREAS, the Bylaws of the Association empower the Board to make such delegation of authority to staff, all for the benefit of the Association;

WHEREAS, the Architectural Standards Committee is supportive of delegation of authority as defined herein, all for the benefit of the Association;

WHEREAS, the delegation of authority for Architectural Standards Improvements approval is limited to all Projects without neighbor notification requirements and for routine revisions of projects with neighbor notification;

WHEREAS, the General Manager has the authority to delegate duties to staff as deemed appropriate; and

NOW, THEREFORE, BE IT RESOLVED, that the Board of Directors of Tahoe Donner Association does hereby delegate authority to the General Manager, to act on behalf of the Association, for Architectural Standards Improvement approvals and that he may delegate duties to staff as deemed appropriate, subject to the authority and direction of the Board, effective immediately.

BE IT FURTHER RESOLVED, that this Delegation of Authority for Architectural Standards Improvements Resolution shall remain in full force and effect until such time it is superseded by a subsequent resolution of the Board of Directors.

ACCEPTED AND DATED: January 30, 2020

CHARLES C. WU, President

DON KOENES, Vice President

JEFF CONNERS, Treasurer

JIM ROTH, Secretary

JENNIFER JENNINGS, Director

Projects without Neighbor Notification Definition:

Changes to existing exteriors including: ARCGE, paint, roof, exterior light changes, new siding, window and door changes, deck railings and solar panels with tree removal.

Changes to existing exteriors including some land use so long as no improvement is proposed to go into the property setbacks or other further improvements that the Committee identifies as Minor Project without Neighbor Notification.

Revisions for Minor Projects without Neighbor Notification are included in delegated authority of Architectural Standards Improvement.

Projects with Neighbor Notification

Revisions to Projects with Neighbor Notification are included in the delegated authority as long as the changes are routine in nature and revisions do not intrude in the property setbacks.

Management reserves the right to push improvement project to Committee review and approval based on situation and/or other elements in improvement submittal.