

**SINGLETREE DESIGN REVIEW COMMITTEE
MEETING MINUTES
April 3, 2014**

A Regular Meeting of the Singletree Design Review Committee was held on Thursday, April 03, 2014, at 8:30 a.m., at the Singletree Community Center, Edwards, Colorado.

The members present were: Chairman George Gregory, Karen Zavis, Larry Rogers, Charlie Dolan and Connie Powers. The Architectural Consultant, John Perkins, was also in attendance, along with Melissa MacDonald, a SPOA Board representative.

MEETING MINUTES – The Committee reviewed the March 20, 2014 meeting minutes. By motion duly made and seconded, it was unanimously

RESOLVED to approve the March 20, 2014 meeting minutes as submitted.

Walsh Residence

**Flg. 4, Blk. 4, Lot 23
0401 Winslow Road**

Remodel-Conceptual

The Architect, Amy Salter, presented the remodel plans to the Committee for their review and the following matters were noted:

- a. A Site Plan is required indicating existing site conditions, dimensions of proposed additions from setback lines and drainage patterns.
- b. A Construction Management Plan is required to indicate construction parking, temporary toilet, material storage, and the placement of construction fencing. etc.
- c. The applicant was directed to use the Design Review Checklist for future submittals, noting that the revisions to the Singletree Design Review Guidelines are close to completion and are expected to be published in the next few weeks.
- d. An 8.5" x 11" Color Board is required indicating all proposed exterior finishes and colors.
- e. Specify the pitch on the proposed roof crickets and indicate revised roof drainage for pitched and flat roofs.
- f. The Committee suggested the applicant furnish a 3D rendering or computer model to effectively demonstrate the final appearance of the proposed revisions to the property.
- g. The Committee suggested the applicant study the proposed new exterior materials and finishes since this conceptual design employed several different finish materials that were unresolved as a final composition.
- h. The proposed painting of the metal roof must be of the lowest reflectivity.
- i. A Landscape Plan is required, which addresses disrupted landscaping and replacement materials.
- j. Drawings and specifications for all new details will be required, including deck railings and materials, pergola design and materials, windows, etc.
- k. All materials are to match existing, except as delineated on the plans and identified on the Color Board. Since there are significant window changes/replacements, details to match existing windows.
- l. The Committee suggested that if the existing and proposed elevations were presented on the same drawing page that it would help clarify the proposed modifications. Similarly, if the walls to be removed were dashed on the Proposed Plans it would help clarify the intended additions.

- m. The Architectural Consultant Review fee and the Design/Compliance fees will reflect the extent of this remodel: all 4 elevations are revised, new materials added and significant design changes. The applicant will be required to pay a Site Observation Fee.

A motion was made to approve the conceptual plans subject to the conditions outlined above. By motion duly made and seconded, it was unanimously

RESOLVED to approve the conceptual plans subject to the conditions outlined above.

Schwartz/Eggers
Jamie McCluskie

Flg. 1, Lot 59
539 Charolais Circle

Landscape Revisions

The Committee reviewed the landscape plan. By motion duly made and seconded, it was unanimously

RESOLVED to approve the landscape plan as submitted.

ADJOURNMENT – There as being no further business to come before the Committee, by motion duly made and seconded, it was unanimously

RESOLVED to adjourn the Regular Meeting of the Singletree Design Review Committee this the 3rd day of April, 2014.