

**SINGLETREE DESIGN REVIEW COMMITTEE
MEETING MINUTES
May 3, 2012**

A Regular Meeting of the Singletree Design Review Committee was held on Thursday, May 03, 2012, at 8:30 a.m., at the Singletree Community Center, Edwards, Colorado.

The members present were: Chairman George Gregory, Charlie Dolan, George Haller, Connie Powers, Larry Rogers and Karen Woody. The Architectural Consultant, John Perkins, and the Community Manager, Kim Ahmad, were also in attendance.

MEETING MINUTES – The Committee reviewed the April 19, 2012 meeting minutes. By motion duly made and seconded, it was unanimously

RESOLVED to approve the April 19, 2012 meeting minutes as submitted.

Lauterbach Duplex	Lot 43, Blk. 1, Flg. 4 43 Morgan Drive	Review Plans
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Steve Ridden presented the plans to the Committee for their review and the following comments and matters were noted:

- a. The Committee continues to have fundamental issues with the massing of this project.
- b. The two street facing garages remain an issue and contribute to the mirror image.
- c. The entries need to be further developed.
- d. The proposed duplex does relate well to the neighborhood contextually.
- e. The applicant needs to reconsider the floor plans as they are driving the massing.

The matter is tabled at the Applicant's request.

NOTE: Doug Talbot, a neighbor was in attendance.

Griffin Duplex	Lot 20, Blk. 1, Flg. 3 181 Chaparral Road	Conceptual Review
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The Architect, Alicia Davis, presented the plans to extend square footage under the deck to the Committee for their review and the following matters were noted:

- a. The pre-existing deck is non-conforming due to part of it being located in the setbacks.
- b. A signed, notarized letter from the adjoining duplex owners stating their approval has been submitted, but as plans change a new letter must be submitted.
- c. All exterior lighting are to be brought into compliance. (Section 3.13).
- d. An ILC is required.
- e. All new material must match the existing.
- f. A fire rating must be established by Eagle County.

The matter is tabled per the Applicant's request.

Biegler Duplex	Lot 39A, Blk. 1, Flg. 4 141 Corral Road	Preliminary Review/ Deck Replacement
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Jan Biegler and Brownell Bailey presented the conceptual plans of the deck remodeling and window/door additions to the Committee for their review and the following was noted:

- a. A signed, notarized letter from the adjoining duplex owner stating approval of the project still needs to be submitted by Ms. Erickson.

- b. If a letter is not submitted by the adjoining duplex owner, a letter from legal counsel (also SPOA's council) retained by Ms. Biegler must be submitted to the DRC before the plans can be stamped.
- c. The applicant has submitted material and color samples.

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

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

NOTE: Ms. Power's was opposed

Legg Residence

**Lot 15, Blk. 2, Flg. 2
21 Stagecoach**

Paint Colors

The Committee reviewed the submitted color samples. The fascia and rake gable colors are approvable. The stucco is a Behr Roasted Nuts (UL130-2(D)) and is too dark and not approvable.

Higer Duplex

**Lot 11, Blk. 2, Flg. 4
1381 Winslow Road**

Deposit Refund

Mr. Higer is appealing to the SPOA Board for the return of his deposit at the May SPOA meeting.

ADJOURNMENT – There 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 May, 2012.