

DSINGLETREE DESIGN REVIEW COMMITTEE
MEETING MINUTES
November 16, 2023
Via GoTo Meeting

The regular meeting of the Singletree Design Review Committee (DRC) was held on Thursday, November 16, 2023, at 8:30 am, via GoTo Meeting.

DRC members present were David Viele, Larry Deckard, Larry Rogers, Mike Suman, and Patrick Scanlan.

MEETING MINUTES – The DRC reviewed the November 2, 2023, meeting minutes. By motion duly made and seconded, it was unanimously

RESOLVED to approve the November 2, 2023, meeting minutes as amended.

Lynch Residence	Filing 4 Block 4 Lot 43	Preliminary/Final Review
Mark Marshall, El Designs	1471 Singletree Road	New Habitable Area and
		Exterior Remodel

Rick Lynch, owner, and Mark Marshall, architect, presented plans to add approximately 700 sq ft of Habitable Area over the existing garage, remodel the interior of the home, and update the exterior of the home. It was noted that the new plan has improved window fenestration and massing from the previous presentation. The plans show existing and proposed on one sheet as requested. The plan now shows consistent metal guard rails on all decks. Existing Styrofoam window wraps have been removed from all windows.

Proposed Colors -

Stucco	Sherwin Williams Urbane Bronze (SW7048)
Wood Siding & Garage Doors	Sherwin Williams Anonymous (SW7046)
Window Frames	Black Cladding

The Committee would like to see accurate color renderings prior to approving the exterior colors. There were questions about the fins and deck over the garage doors. The deck exists and will remain as a Juliet balcony. They made need to add some flashing and positive drainage there. It was noted that the existing rendering does not include the deck wrapping around the west elevation and that needs to be included. The owner is requesting final approval for the addition and design and will come back with a final accurate rendering prior to changing any exterior colors.

Following the discussion, by motion duly made and seconded it was unanimously

- a. Provide an accurate rendering of the colors proposed. The exterior colors are not approved until an accurate rendering has been reviewed and approved.
- b. Provide details for the railings, and the front deck and windows above.
- c. Study how the eaves intersect with the windows to ensure functionality.
- d. Final approval will be granted upon the submittal of a \$7,500 compliance deposit.

RESOLVED to approve the Final Plans subject to the conditions above.

Bennett Residence
Carling Bennett

Filing 1 Lot 40
0231 Hackamore Road

Conceptual Review
New Habitable Area

Carling Bennett, owner, presented plans to add 100 sq ft of new Habitable Area at the north side of the east half of the duplex. The proposed addition will be approximately 5'x20' and all finishes to match existing. It was confirmed there is plenty of site coverage and Habitable Area allowed to permit the proposed addition. The Committee expressed concern that the roof overhang is not permitted to extend into the setbacks.

Following the discussion, by motion duly made and seconded it was unanimously

- a. Ensure the proposed addition and associated roof overhangs do not encroach into any setbacks.
- b. A complete Preliminary/Final Plan is required for Preliminary/Final review.

RESOLVED to approve the Conceptual Plans subject to the conditions above.

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

RESOLVED to adjourn the regular meeting of the Singletree Design Review Committee this the 16th day of November 2023, at 9:10 AM.