

**SINGLETREE DESIGN REVIEW COMMITTEE
MEETING MINUTES
July 23, 2009**

A Regular Meeting of the Singletree Design Review Committee was held on Thursday, July 23, 2009, 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, Karen Woody and Larry Rodgers. The Architectural Consultant, John Perkins, and the Community Manager, Eileen Jacobs, were also in attendance.

MEETING MINUTES – The Committee reviewed the July 9, 2009 meeting minutes. By motion duly made and seconded, it was unanimously

RESOLVED to approve the July 9, 2009 meeting minutes as submitted.

Marcellot Residence

**Lot 9, Blk. 4, Flg. 4
0580 Winslow Road**

Garage Addition

Mike Hazard and Ms. Marcellot presented the garage addition plans together with an Agreement with Holy Cross permitting an encroachment into the Holy Cross Easement on Lot 9 to the Committee for their review and the following concerns were discussed:

- a. The large shed roof element on the garage addition is not congruent to the design of the gabled roofs on the existing home.
- b. The introduction of the standing seam metal roof material exacerbates the lack of harmony in the roof forms.
- c. The window fenestration and location of different materials on the south and west elevations of the garage addition require more information or perhaps more of an effort to relate to those of the existing home.
- d. Other minor matters such as matching the garage doors, exterior lights and landscaping to soften the south and west elevations were mentioned.

After reviewing Guidelines 2.8 and 2.16 it was suggested that Mr. Hazard explore other alternatives for the garage roof element in particular, and the garage addition in general, so the proposed garage addition would better harmonize with the existing home. The Chairperson also recommended that the drawings for potential alternatives be freehand conceptual drawings (Guideline 8.1) so as to limit the expense for the applicant.

Thereafter, the matter was tabled at the Applicant's request.

Cutler Residence

**Lot 20, Blk.1, Flg. 4
0061 Filly Drive**

Roof Material Change

Christine Cutler presented the proposed "Decra" roofing material to the Committee for their review. After inspecting the material, the DRC listened to Ms. Cutler's presentation and concerns regarding fire, her preference for a material other than cedar shakes and that after considerable research, she wanted to install the roofing material presented. The Chairperson advised the applicant of the existing Covenants, how the language in the Guidelines reflects the provisions set out in the Covenants, and thus the limited latitude the DRC had in approving materials other than those listed in the Guidelines (Guideline 2.9)

After discussion, Mr. Haller made a motion to deny the "Decra" panelized, roofing material as submitted because it does not comply with limited approved materials set out in Guideline 2.9. By motion duly made and seconded by Ms. Powers, it was unanimously

RESOLVED to approve the conceptual plans to replace all the windows with the window fenestration to match the existing windows and the trim to match the entire duplex with two exceptions. The dividing mulls in the living room may be eliminated and bath window on the west elevation will be replaced with glass block subject to the submittal of the elevations of the home and window schedule.

ADJOURNMENT – There being no further business to come before the Committee, the meeting was adjourned at 10:30 a.m.