SINGLETREE DESIGN REVIEW COMMITTEE MEETING MINUTES June 12, 2008

A Regular Meeting of the Singletree Design Review Committee was held on Thursday, June 12, 2008, 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 and Karen Woody. The Architectural Consultant, John Perkins, was also in attendance.

MEETING MINTUES – The Committee reviewed the May 22, 2008 meeting minutes. By motion duly made and seconded, it was unanimously

RESOLVED to approve the May 22, 2008 meeting minutes..

Molina Remodel	Lot 67, Flg. 1	Exterior changes
	0855 Charolais Circle	to approved plans

Leah Mayer presented the requested changes to the Committee which were deleting the spiral staircase and changing the deck and railing material to a product called "TimberTech" and installing double doors.

Ms. Powers made a motion to approve the Applicant's request to replace the deck material with "TimberTech", to approve deleting the exterior stairway and to install double doors that will match the existing doors at the lower level. The cladding is to match the existing.

The request to install a composite railing is denied. By motion duly made and seconded by Mr. Dolan, it was unanimously

RESOLVED to approve deleting the exterior spiral stairway and to replace the deck material with "TimberTech" and to install double doors that will match the existing doors at the lower level.

Ms. Powers made a motion to deny the proposed composite railing. By motion duly made and seconded by Mr. Dolan, it was unanimously

RESOLVED to deny the composite railing.

Johnson Duplex	Lot 10, Flg. 1	Exterior changes/
	0252 Hackamore Road	landscape plan

The matter is tabled because the Applicant failed to appear.

Mission Ridge	Lot 30, Blk. 3, Flg. 2	Landscape Change/
Remediation Project	19 Mission Place	Re-grading

Pat Doherty appeared on behalf of the HOA to present the landscape changes and re-grading plans to the Committee for their review and the following matters were noted:

- a. Details on the Carlisle rubber membrane are required.
- b. A new landscape plan showing existing plant material and the proposed changes is required.
- c. The Applicant stated that the grading, membrane and patios will be completed in the fall, 2008
- d. A landscape deposit will be required.
- e. Green netted plastic construction fencing is required and must be indicated on the site plan.
- f. Erosion control fencing will also be required and must be indicated on the site plan.
- g. A letter from the golf course approving the project is required.

The matter is tabled per the Applicant's request.

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MacDonald/Coleman Duplex

Lot 24, Blk. 1, Flg. 4 0030A Filly Drive

Exterior Changes/ Open up deck

Mellissa MacDonald and Don Golden presented the plans to open up the deck to the Committee for their review and the following matter were noted:

- a. A revised letter from co-duplex letter is required.
- b. Formal plans are required.
- c. The Committee cautioned the owner to obtain a reliable contractor for the work.
- d. This project is also tied into the existing deposit of \$5,000.00

The matter is tabled at the Applicant's request.

Pariseau DuplexLot 23, Blk. 3, Flg. 2Exterior Changes123 Buckboard123 Buckboard

Steve Richards presented the exterior plans to the Committee for their review and the following matters were noted:

- a. The patio will be flagstone.
- b. A door will be installed from the dining room.
- c. The decking off the master bedroom will be replaced with "Trex" decking.
- d. All materials are to match the existing.
- e. All galvanized metal is to be painted out.
- f. Replace all exterior lights with "down lights" and cut sheets are required. (Section 3.13)
- g. Cut sheets are required on the wall mounted lights.
- h. A revised letter from the co-duplex owner stating that they agree to these new changes is required.

Ms. Woody made a motion to approve the changes subject to the conditions outlined above. By motion duly made and seconded by Mr. Dolan, it was unanimously

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

Merritt Residence	Lot 6, Blk. 4, Flg. 4	Exterior Changes
	0520 Winslow Road	

Debbie Merritt, the owner presented the plans to change the 12" chinked siding to 12" lap siding. She also requested to remove the mullions from certain doors and "some of the windows".

a. Ms. Merritt raised other questions regarding the vertical and horizontal siding and details were requested.

Mr. Haller made a motion to approve the removal of the mullions on rear doors and eliminate the chinking subject to the applicant submitting details on the proposed siding and specifically identifying the doors and windows from which they desire to remove the mullions. By motion duly made and seconded by Ms. Woody, it was unanimously

RESOLVED to approve the removal of the mullions on rear doors and eliminate the chinking subject to the applicant submitting details on the proposed siding.

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NOTE: The owner was cautioned that work on Sunday is not allowed and the construction fencing installed is orange and should be green.

Pelton-Rodgers Duplex	Lot 18, Blk. 2, Flg. 3	Backyard Access Stair
	0981 June Creek Road	

Mr. Perkins presented the plans to saw cut through the retaining wall and install stairs that will be covered with brick pavers. Ms. Powers made a motion to approve the changes as submitted. By motion duly made and seconded by Mr. Haller, it was unanimously

RESOLVED to approve the changes as submitted.

L'Esperance Residence	Lot 38, Blk. 6, Flg. 2	Enforcement Issue
	0033 Hereford Road	

The Committee discussed the staff approved changes. The work that was done is not consistent with the staff approval and the Applicant must appear at the next meeting to discuss modifying the work.

Diachok Duplex	Lot 3, Blk. 6, Flg. 2	Deposit Refund Request
	0030 June Creek Road	

NOTE: The Applicant was not present, and the Committee noted that the Applicant will need to provide an ILC and officially apply for a landscape inspection.

STAFF APPROVAL: Rewold/Cassano Duplex	Lot 40, Flg. 1	Exterior Colors/
Rewold/Cassano Duplex	231 Hackamore	Match Existing
Burnett Residence	Lot 14, Blk. 4, Flg. 4 0681 Winslow Road	Exterior Change Rear Deck Expansion
Perkins/Danyluk Duplex	Lot 48, Flg. 1 0031/0033 Hackamore Road	Exterior Change/Snow Fence

ADJOURNMENT - The meeting was adjourned at 11:00 p.m.