

**SINGLETREE DESIGN REVIEW COMMITTEE
MEETING MINUTES
December 6, 2012**

The Regular Meeting of the Singletree Design Review Committee was held on Thursday, December 06, 2012, at 9:00 a.m., at the Singletree Community Center, Edwards, Colorado.

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

MEETING MINUTES – The Committee reviewed the October 18, 2012 meeting minutes. By motion duly made and seconded, it was unanimously

RESOLVED to approve the October 18, 2012 meeting minutes as submitted.

Johnson Residence	Fig. 2, Blk.1, Lot 14 0211 Rawhide Road	Preliminary Review
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Bryan Johnson presented the preliminary plans to the Committee for their review and the following matters were noted:

- a. On sheet A4-1 the crawl space under the garage needs to be corrected or deleted.
- b. The window and door trim details are inconsistent.
- c. There will be 3" x 6" headers on all window surrounded by stone at the north elevation.
- d. The door trim needs to match up with the window trim.
- e. The fascia boards will be 2" x 10" and 2" x 6".
- f. The proposed wood siding is prone to warping. Consider using the clap board siding with a solid body stain.
- g. The Committee encourages using sod on the front area and the driveway of the home instead of seeded.
- h. Reconsider the large shed roof over the garage by breaking it up with a form similar to the gable above.
- i. Revise the window beneath the small shed on the east elevation.
- j. An 8 ½" x 11" color board is required.

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

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

Salvin Flesher Duplex	Fig. 2, Blk. 4, Lot 6B 0120 June Creek Road	Preliminary Review
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John Martin and Ms. Flesher presented the plans to the Committee for their review and the following matters were noted:

- a. A clear, detailed, written agreement as to what both owner's responsibilities specifying that the deposit will be returned until all work is completed.
- b. Front door details are required.
- c. The garage door is to be more contemporary.
- d. A large tree at the front elevation will be removed and replaced with 3 aspens.
- e. The deck will be replaced by an on-grade patio with colored concrete.
- f. Two deposits will be required and both sides must complete the project before deposits are returned.
- g. A note on the plans that all new materials are to match the existing

- h. Add stone cap on wainscoting on both sides.
- i. The proposed metal roof is to be Drexmet non-reflective finish.
- j. The west unit deposit is to be \$3000.00
- k. The east unit deposit is to be \$5000.00
- l. Green plastic netted construction fencing is required and must be indicated on the site plan.
- m. Indicate where the two different stucco doors are to be.

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

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

Eric King

**Fig. 2, Blk. 5, Lot 6
0041 Prairie Circle**

Deck Addition

Mr. King presented the plans for the deck addition to the Committee for their review and the following matters were noted:

- a. The unapproved deck is located on the second floor next to the pergola.
- b. A building permit from Eagle County is required.
- c. An exterior door off the master bedroom was removed.
- d. Exterior stairs to the space above the garage have been added.
- e. The square footage must be documented.
- f. Confirm that the space over the garage will not be used as rental space.

The Committee directed Mr. King to hire an architect to help guide him through the design process and to return with a comprehensive design. Mr. King was asked to stop the work until this is done.

Elken Residence

**Fig. 3, Blk. 3, Lot 2E
91E Singletree Road**

Drainage Issue

The DRC was originally alerted to this property by the neighbor, Ms. Lichliter. Mr. Perkins stated that he had walked the property with Ms. Lichliter who is concerned that the drainage walls will be erected on her property. The Committee is asking for a plan from the Elkens' regarding the drainage culvert. Mr. Perkins will report back to the Committee regarding this issue.

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 6th day of December, 2012.