

**SINGLETREE DESIGN REVIEW COMMITTEE
MEETING MINUTES
July 15, 2010**

The Regular Meeting of the Singletree Design Review Committee was held on Thursday, July 15, 2010, at 8:30 a.m., at the Singletree Community Center, Edwards, Colorado.

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

MEETING MINUTES – The Committee reviewed the June 17th meeting minutes. By motion duly made and seconded, it was unanimously

RESOLVED to approve the June 17, 2010 meeting minutes as submitted.

Limbacker Duplex

**Lot 23, Blk. 3, Flg. 2
0123B Buckboard Road**

Deck Extension

The Committee reviewed the plans for the deck extension and fire pit area on the south east corner of the duplex and the following matters were noted:

- a. The drawings need to be more specifically developed showing details, dimensions and material listings.
- b. A site plan is required.
- c. An ILC must be submitted.
- d. Railing details are required.
- e. A signed, notarized letter from the adjoining property owner stating their approval is required.
- f. Green netted construction fencing shall be installed to secure the area of work.

A motion was made to grant preliminary approval for the radius fire pit addition and deck extension subject to the conditions outlined above. By motion duly made and seconded, it was unanimously

RESOLVED to grant preliminary approval for the radius fire pit addition and deck extension subject to the conditions outlined above.

Montaigne Partnership

**Lot 66, Flg. 1
0123 Howard Drive**

Plan Change

Susie Weber and the architect for the project, Cynthia Pougiales, presented the conceptual plans to the Committee for their review and the following matters were noted:

- a. An ILC is required prior to commencing framing.
- b. Chimney cap details are required.
- c. Details on the exterior crown molding are required.
- d. All exterior lights are to be down lights and cut sheets are required.
- e. The location of the green netted construction fencing shall be noted on the site plan together with the location of the storage area for staging and materials

A motion was made to conceptually approve the project as submitted. By motion duly made and seconded, it was unanimously

RESOLVED to approve the project conceptually subject to the conditions outlined above.

Gardner Residence

Lot 88, Blk. 1
760 Charolais Circle

Roof Material

John Williams, of Horn Brothers Roofing, presented the Gerard roofing product to the Committee for their review. The roofing product is not approvable as submitted because it does not comply with the Covenants or the DRC Guidelines.

Biegler Duplex

Lot 34, Blk. 1, Flg. 4
0141A Corral Drive

Exterior Stairway

The architect, Ann Darby Krig, presented the plans for the exterior stairway to the Committee for their review and the following matters were noted.

- a. The existing stairway has rotted and needs to be replaced for safety reasons.
- b. A more open light wood railway with a metal and rail will replace the existing.
- c. The stairway to be replaced is not visible simultaneously with the entry for the adjoining unit so the proposed modifications will not adversely affect the unified appearance of the overall duplex.
- d. A signed, notarized letter from the adjoining property owner is required.
- e. The Committee plans a site visit to better understand how the new elements will relate to the adjoining home.

A motion was made to give approval for the development of a new design for the stairs on the south elevation subject to the understanding that the adjoining sign off letter be submitted before anything is approved.

DISCUSSION

Palowitch Duplex

Lot 20, Blk. 1, Flg. 2
0130 E. Rawhide Road

Landscape Plan

Nolasco Residence

Lot 26, Blk. 1, Flg. 2
0020 Rawhide Road

Landscape Issue

The decision of the SPOA board indicated that the \$2,500.00 forfeited landscape deposit could possibly be used to enhance the existing landscaping of the home. Ms. Ahmad was directed to invite Ms. Nolasco to the next DRC meeting to discuss the issue of the inappropriate size and caliper of the tress in the landscaping, the lack of a functioning irrigation system and the covenant violation regarding the many cars parked in the driveway indicating the duplex is being inhabited by more than two families.

Morgan Duplex

Lot 24, Blk. 1, Flg. 2
0040 W. Rawhide Road

Contempt Proceeding

Mr. Gregory gave a brief update on the ongoing Morgan/Herran deck which continues to be in the setback. SPOA's Counsel has filed a motion for Contempt proceedings which will be heard o the 17th of September.

**STAFF APPROVAL
Warmath Residence**

**Lot 23B, Flg. 1
0120 Charolais Circle**

Tree Removal

Petak Duplex

**Lot 11W, Blk. 1, Flg. 4
0121 Palomino Drive**

Tree Removal

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 15th day of July, 2010.