

**SINGLETREE DESIGN REVIEW COMMITTEE  
MEETING MINUTES  
July 2, 2020**

A Virtual Meeting of the Singletree Design Review Committee (DRC) was held on Thursday, July 2, 2020, at 8:30 am, via GoToMeeting.

The members present were Alex Coleman, David Viele, Larry Deckard, and Larry Rogers. Architectural Consultant, John Perkins was also present.

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

**RESOLVED** to approve the June 18, 2020, meeting minutes.

<b>Meynier Residence</b>	<b>Filing 1 Lot 69</b>	<b>Conceptual Review</b>
<b>Melissa Brandrup, Architect</b>	<b>0811 Charolais Circle</b>	<b>Addition, Re-Roof &amp; Alteration</b>

Melissa Brandrup, architect, explained her clients would like to add a master suite to the home while preserving as many of the trees as possible. An additional storage area with 8’ head height will be added under the new master suite area. They also plan to re-roof with a standing seam metal roof in dark bronze and replace all the windows with new windows clad in dark bronze. The garage door will also be replaced with a wider glass garage door. Current Habitable Area is 3,456 sq ft and an additional 860 sq ft is allowed. The proposed master suite addition is approximately 790 sq ft.

The Committee listened to the presentation and reviewed the proposed plans presented for the addition, re-roof, and exterior alteration. Following discussion, by motion duly made and seconded, it was unanimously

- a. The new storage area is considered Habitable Area if it has a head height of 5’ or greater.

**RESOLVED** to approve the Conceptual Plan subject to the conditions above.

<b>Cohn Residence</b>	<b>Filing 4 Block 4 Lot 39</b>	<b>Final Review</b>
<b>Courtney Gregory, Architect</b>	<b>0161 Snaffle Road</b>	<b>Landscape Changes</b>

Courtney Gregory, architect, presented plans to add an on-grade patio, re-grade the back yard and add a boulder retaining wall and add new steps between the existing deck and the new patio. Removal of a cottonwood and evergreen tree have already been approved. The Committee listened to the presentation and reviewed the plans for the proposed landscape changes. Following discussion, by motion duly made and seconded, it was unanimously



patio that is covered by the cantilevered deck above. The window in the one-car garage has been enlarged. A new patio/terrace will connect at the front door. The double garage door will be replaced with one large Clopay Avante garage door. The front door will feature new steel columns. In the master bedroom existing windows will be enlarged and a sliding glass door will be added. All deck railings will be horizontal metal rails.

The Committee listened to the presentation and reviewed the proposed plans presented for the exterior remodel. Following discussion, by motion duly made and seconded, it was unanimously (Coleman recused)

- a. A final color board shall be provided, reviewed, and approved prior to completion.
- b. Final approval shall be granted upon receipt of \$5,000 for the Design and Construction Site Compliance Deposit and \$500 in fees to the SPOA (\$250 for the Site Observation Fee and \$250 Administrative Fee.)

**RESOLVED** to give final plan approval subject to the conditions above.

**Cantwell/Talbot Duplex**  
**Charlie Perkins, Architect**

**Filing 4 Block 4 Lot 19**  
**0021 Foal Circle**

**Final Review**  
**Deck Rail Change**

Charlie Perkins, architect, presented revised plans to open a portion of an existing stucco deck rail and replace it with a new black metal open railing as well as replace the stairwell railing to match. The Committee recommended exposing the wood deck beam around the whole deck and ensure it matches the stair stringer.

The Committee listened to the presentation and reviewed the proposed plans presented for the new rear deck rail. Following discussion, by motion duly made and seconded, it was unanimously

**RESOLVED** to give final plan approval.

**Proposed Amendments to the Design Guidelines**

The Committee recommends the SPOA board immediately update Compliance Deposits and Fees to reflect the scope of changes/remodels in Singletree today. David Viele and John Perkins will meet with representatives from the SPOA board to move the Design Guideline update process along.

**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 2<sup>nd</sup> day of July 2020, at 10:15 AM.