

**SINGLETREE DESIGN REVIEW COMMITTEE
MEETING MINUTES
June 19, 2025
Via GoTo Meeting**

The regular meeting of the Singletree Design Review Committee (DRC) was held on Thursday, June 19, 2025, at 8:30 am, via GoTo Meeting.

DRC members present were David Viele, Larry Deckard, Larry Rogers, and Todd Biekkola.

MEETING MINUTES – The DRC reviewed the April 17, 2025, meeting minutes. By motion duly made and seconded, it was unanimously

RESOLVED to approve the April 17, 2025, meeting minutes.

MEETING MINUTES – The DRC reviewed the May 15, 2025, meeting minutes. By motion duly made and seconded, it was unanimously

RESOLVED to approve the May 15, 2025, meeting minutes.

Faessler Residence

Todd Biekkola, Architect

Filing 4 Block 4 Lot 28

1460 Singletree Rd New Habitable Area & Exterior Reskin

Final Review

It was noted that the neighbor to the west sent an email to the DRC expressing their concerns about the placement of windows and a deck on the proposed addition as well the proposed addition's impact on their views. The windows and deck have been relocated to address those concerns and there are no protected view corridors in Singletree.

Todd Biekkola, architect, presented updated plans that include moving the new second story deck from the south side to the east side of it, with the stone continuing up the wall to create the deck guard rail. The parapet wall on the flat roof over the deck has been raised to improve both appearance and drainage. An upper slider has been changed to windows and the window openings have been enlarged. The existing trapezoid window in the living area has been replaced with an operable square window. The new front door will be wood and have a vertical sidelight. There will be a stone veneer at the entry. More stone has been added to the west side of the home. Wood siding will be Delta Millworks. The landscape plan is designed to create a level play area for the children and a cozy courtyard for the family. Sand set pavers will be added at the west end of the driveway to improve parking maneuvers in the driveway. The existing basketball hoop will be removed.

The Committee suggested improving the existing wood retaining wall as part of the improvements. They complimented the new primary bedroom deck placement and guardrail. It is a very cohesive plan, the use of new materials and their integration is a well done.

It was confirmed that on the south elevation the wood siding will be proud of the stone veneer and that the stone veneer will wrap around the storage area and continue up to form the new deck guardrail. On the front of the house there will be wood siding, except there will be stone veneer at the fireplace.

Following the discussion, by motion duly made and seconded it was unanimously

- a. A final landscape plan consistent with what has been presented will be provided with the final plans.
- b. Construction fencing and a construction sign shall be placed prior to commencing construction.
- c. The \$10,000 Compliance Deposit shall be paid.

RESOLVED to approve the Final Plans subject to the conditions above.

ADJOURNMENT – There being no further business to come before the DRC, by motion duly made and seconded, it was unanimously

RESOLVED to adjourn the regular meeting of the Singletree Design Review Committee this the 19th day of June 2025, at 8:56 AM.