

**SINGLETREE DESIGN REVIEW COMMITTEE  
MEETING MINUTES  
May 14, 2009**

A Regular Meeting was held on Thursday, May 14, 2009, at 8:30 a.m., at the Singletree Community Center, Edwards, Colorado.

The members present were: Chairman George Gregory, George Haller, Connie Powers and Larry Rogers. The Architectural Consultant, John Perkins, and the Community Manager, Eileen Jacobs, were also in attendance.

**MEETING MINUTES** – The Committee reviewed the April 23, 2009 meeting minutes. By motion duly made and seconded, it was unanimously

**RESOLVED** to approve the April 23, 2009 meeting minutes as submitted.

<b>Brummer Residence</b>	<b>Lot 14, Blk. 5, Flg. 4 0011 Mustang Road</b>	<b>Renovation</b>
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John Martin presented the plans for the renovation to the Committee for their review and the following matters were noted:

- a. Mr. Martin advised the DRC that all requests made at the 3/11/09 DRC meeting have been considered by the Applicant. After a review of the revised plans, the following matters required modification or more detail:
- b. A detailed drawing of the entry door is required. This matter can be staff approved by Mr. Perkins.
- c. The Applicant shall replace the existing posts under the deck on the southeast elevation with 8" x 8" posts as opposed to wrapping of the existing 6" x 6" posts.
- d. The exterior colors are approvable; The color for the exterior trim, fascia, posts and railings is "Benjamin Moore" Leather Saddle Brown #2100-20; new stucco base and walls are "Benjamin Moore" Nugget - AC-9. The existing wood siding is to remain the "Benjamin Moore" Butte Rock - AC-8.
- e. Deposit amount is \$5,000.00 which is fully refundable with the exception of the \$500.00 SPOA administration fee.
- f. All galvanized metal is to be painted out to match the adjacent substrate. (Section 2.15)
- g. The exterior lights are "Lamps Plus" Honey Opalescent Glass, product number 82535.

Mr. Haller made a motion to approve the renovation plans subject to the conditions outlined above. By motion duly made and seconded by Ms. Powers, it was unanimously

**RESOLVED** to approve the renovation plans subject to the conditions outlined above.

<b>Konigsberg Residence</b>	<b>Lot 23, Blk. 5, Flg. 4 0011 Honda Drive</b>	<b>Deck Addition/Remodel</b>
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Eric Johnson presented the deck addition and remodel plans to the Committee for their review and the following matters were noted:

- a. A color board is required.
- b. Existing stone will be replaced with moss rock and details are required.
- c. Railing details are required.
- d. New materials will match the existing materials.
- e. All exterior lights are to be down light and cut sheets are required. (Section 3.13)
- f. Note on the plans that the stone in the entry and part of the entry walk are to be flagstone and indicate the limits of the stone installation.
- g. All galvanized metal is to be painted out to match the adjacent substrate color. (Section 2.15)

The deposit is to be \$5,000.00 which is fully refundable with the exception of the \$500.00 SPOA administration fee.

Ms. Powers made a motion to approve the deck addition and remodel plans subject to the conditions outlined above. By motion duly made and seconded by Mr. Haller, it was unanimously

**RESOLVED** to approve the deck addition and remodel plans subject to the conditions outlined above.

**Moritz Residence**

**Lot 45, Blk. 5, Flg. 4  
0140 Pinto Drive**

**Final Review**

Hans Berglund, Sherry Dorward, Ted Leach and Misha Moritz presented the final plans to the Committee for their review and the following matters were noted.

- a. All deciduous trees are to be a minimum of 2 ½" caliper, and all shrubs are to be a minimum of 5 gallon and must be indicated in the landscape legend on the plans.
- b. All exterior lights are to be down light and cut sheets are required. (Section 3.13)
- c. All galvanized flashing is to be painted out to match the adjacent material. (Section 2.15)
- d. Green plastic netted construction fencing is required and must be indicated on the site plan along with the erosion control silt fencing. (Section 6.7)

Ms. Powers made a motion to approve the final plans as submitted. By motion duly made and seconded by Mr. Haller, it was unanimously

**RESOLVED** to approve the final plans as submitted.

**Sacks Duplex**

**Lot 4A, Filing 1  
118 Hackamore Road**

**Patio & Wall Addition**

Mr. Perkins presented the plans to enclose the patio with a privacy wall that will connect to the home and will match the existing stucco on the duplex to the Committee for their review and the following matters were noted:

- a. A signed, notarized letter from the adjoining property owners is required.
- b. The deposit is to be \$3,000.00 and with the exception of \$500.00 SPOA administration fee.
- c. Cap details on the wall are required.

Mr. Rogers made a motion to approve the patio and wall addition subject to the conditions outlined above. By motion duly made and seconded by Mr. Haller, it was unanimously

**RESOLVED** to approve the patio and wall addition subject to the conditions outlined above.

**Thomas Residence**

**Lot 12, Blk. 1, Flg. 2  
0151 Rawhide Road**

**Garage Addition/  
Conceptual Review**

Mr. Perkins presented the conceptual plans for a single bay garage to the Committee for their review and the DRC indicated the project was conceptually approvable. However, prior to proceeding the DRC would need calculations on allowable lot coverage and square footage. Mr. Perkins was directed to:

- a. Provide verification of the available lot coverage and square footage.

Mr. Haller made a motion to approve the conceptual plans subject to the condition outlined above. By motion duly made and seconded by Ms. Powers, it was unanimously,

**RESOLVED** to approve the conceptual plans subject to the condition outlined above.

**Harris Residence**

**Lot 15, Blk. 2, Flg. 4  
0040 Honda Drive**

**Deck Railing**

Mr. Perkins presented the color change of the stucco which will be #1501 Torreon "Sto for the Southwest". Ms. Powers made a motion to approve the stucco color change as submitted. By motion duly made and seconded by Mr. Haller, it was unanimously

**RESOLVED** to approve the stucco color change as submitted.

Mr. Perkins presented the proposed stainless steel deck railing to the Committee for their review. After consideration the Committee determined that the railing and fin of the new design and intermediate supports did not fit the character of the home.

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

**RESOLVED** to deny the proposed railing as submitted.

**Adkins Residence**

**Lot 9, Blk. 3, Flg. 4  
0260 Mesquite**

**Exterior Color Change**

Mr. Perkins presented the exterior color changes to the Committee for their review and is noted below. Stucco color is a Sherwin Williams #3002 – Belvedere Tan; Trim color is a Sherwin Williams #3003; Fascia/Timber is a Sherwin Williams #6216 – Jasper (dark slate/brown)

Mr. Haller made a motion to approve the color changes as submitted. By motion duly made and seconded by Ms. Powers, it was unanimously

**RESOLVED** to approve the exterior color change as submitted.

**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 at 10:45 a.m.