

**SINGLETREE DESIGN REVIEW COMMITTEE
MEETING MINUTES
May 17, 2012**

A Regular Meeting of the Singletree Design Review Committee was held on Thursday, May 17, 2012, at 9:00 a.m., at the Singletree Community Center, Edwards, Colorado.

The members present were: Chairman George Gregory, Karen Woody
The Architectural Consultant, John Perkins, and the Community Manager, Kim Ahmad, were also in attendance.

MEETING MINUTES – The Committee reviewed the May 3, 2012 meeting minutes. By motion duly made and seconded, it was unanimously

RESOLVED to approve the May 3, 2012 meeting minutes as submitted.

Lauterbach Duplex	Lot 43, Blk. 43 Morgan Drive	Review Plans
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Mike Lauterbach and Steve Ridden presented the conceptual plans to the Committee for their review and the following matters were noted:

- a. Two site plans were presented to the Committee for their review. The preferred site plan is B-2 although the east garage is still facing the street.
- b. The massing has improved to a point where it is approvable.
- c. The details will be extremely important to get this project to final approval.

A motion was made to approve the conceptual plans as to the massing in proposal “B”. By motion duly made and seconded, it was unanimously

RESOLVED to approve the conceptual plans as to the massing in proposal “B”.

Fullheart/Harrison Duplex	Lot 1, Blk. 3, Flg. 2 0010 E. Buckboard	Deck Addition
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Clinton Amundson presented the deck addition plans to the Committee for their review and the following matters were noted:

- a. Complete ¼” architectural drawings are required.
- b. The railings, balusters and newel posts must match the fascia and trim of the home.
- c. A new ILC was presented to the Committee.
- d. The deck must be screened with substantial material (Red stemmed dogwood or buffalo juniper) and a complete landscape plan is required.
- e. A revised and updated signed, notarized letter is required from the adjoining duplex owner.
- f. Green plastic netted construction fencing is required and must be indicated on the plan.

The matter is tabled per the Applicant’s request.

Stitt Residence	Lot 53, Blk. 2, Flg. 3 800 June Creek Road	Final Approval
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Bob Thorton and Mr. Stitt presented the final plans to the Committee for their review and the following matters were noted:

- a. An overlay of the stairs leading from the deck was submitted and details are required.

- b. The applicant has the option of constructing stairs as depicted on drawings (5/17/12) or eliminating the stairs.
- c. The railing will match the trim and fascia.
- d. A color mock up on-site will be provided for the Committee to review by mid-July.
- e. Plans are to excavate starting in June, the foundation completed and backfilled by August 1st and to start framing by fall.
- f. A green netted plastic construction fencing and erosion control fencing is required and must be indicated on the site plan.
- g. A deposit of \$13,500.00 and \$500.00 will be retained by SPOA as an administrative fee.

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

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

MPA Trust No. 3

**Lot 33, Blk. 6, Flg. 2
0110 Hereford Road**

Preliminary Review

John Martin and Jeff Armistead presented the preliminary plans to the Committee for their review and the following matters were noted:

- a. All deciduous trees are to 2 ½ “caliper, Evergreen trees must be a minimum of 6’ and shrubs must be a minimum of 5 gallons (Section 3.4).
- b. Existing topography lines must be identified.
- c. An 8 ½ x 11 color board is required.
- d. Reconsider the color selection as proposed and consider more earth tone colors.
- e. The entry and patio details and materials are required
- f. Garage door cladding details are required.
- g. Windows and trim details are required.
- h. Roof overhangs, beam tails, knee braces on deck details are required.
- i. Chimney cap details are required
- j. The Colorado buff stone cap details are required.
- k. A Scale model is required.
- l. T&G siding is preferred.
- m. The driveway should swale and a culvert may be required.

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

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

DISCUSSION:

Legg Residence

**Lot 15, Blk. 2, Flg. 2
21 Stagecoach Road**

Color Changes

The color presented for the stucco is a Behr Deserted Island UL190-2 and is approved.

Cerato/Haverkamp Duplex

**Lot 28, Blk. 5, Flg. 2
30 Saddle Drive**

DaVinci Roof

The proposed DaVinci roof is approved.

STAFF APPROVAL:
Persimmon Woods #30

Spruce 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 17th day of May, 2012.