

KCPOA Architectural Review Committee

Meeting Agenda

Join Zoom Meeting

<https://us02web.zoom.us/j/81658775292?pwd=SE5oejhmYnZmNEEx5cWZRZGs3UIVsQT09>

Meeting ID: 816 5877 5292

Passcode: 134408

Date: January 25, 2022

Location: KCPOA Management Office and via Zoom link

Committee Members: Barbara Rist, Chairman; Sandi Swinford, EB Liaison; Scott Hente, Member; Mark Stritzel, Member

Management Team: Diane Hampson, KCPOA Community Manager; Teresa Lamothe, KCPOA Assistant Community Manager

Call to Order:

Quorum:

Guests:

- a. 2499 Lyons View Point - Jeff & Pam Brown, owners, Larry Gilland, Rae Ann Rustenburg, LGA Studios
- b. 3440 Hill Circle – Josh & Laura Kloth, owners, Elizabeth LaDuke, Architect, TDG Architecture
- c. Toll Brothers – Erik Isaacson, Project Manager
- d. 3685 Hill Circle -Dave & Peggy Lee, owners, Brad Kline, Galiant Homes

Approval of Minutes: January 11, 2022 meeting minutes

Old Business:

1. 3685 Hill Circle: Second Notice New Construction Package Not Received Final RBD Plans for Review and Approval

- This new construction project received Preliminary Approval on August 18, 2021. The landscape plan was approved on October 12, 2021.
- Owners have not submitted the RBD plans for final approval as of this date. Letter sent to owners requesting submittal and update.
- Received letter from the owner on January 19, 2022 advising of a legal dispute with the builder.

New Business:

1. 2499 Lyons View Point: New Construction Package submitted for Preliminary Review and Approval

- This Preliminary package new construction project was first submitted on December 29, 2021. The ARC reviewed and requested revisions and/or clarifications to plans. Letter sent to owners and architect on January 20, 2022. (See file).

2. 3440 Hill Circle: Remodel Package Re-submitted for Preliminary Approval

- This Re-submittal of Preliminary package submitted on January 12, 2022. Package includes structural additions to the existing residence and landscape modifications. ARC reviewed and requests the following information:

- The calculation, using lot width, to verify south side setback is not less than 10% of the average lot width.
- Driveway width at street, material, and color.
- Verification of existing exterior materials that are changing to new materials.
- New placement for 3 Ponderosa Pines (new landscape material) that are too close to the lot property line.

3. RR1 – Red Rocks: Lot Signage Submitted for Approval

- Rendering of proposed lot signage submitted to the ARC for review and approval. Signage conforms with Design Guidelines and RR1 Development Agreement.

Other Business:

1. Ratification of unanimous consent for actions taken by the ARC between formal meetings:

a. RR1- Red Rocks: Color Palettes

On January 15, 2022, the ARC visited the Toll Brothers Design showroom to review the proposed color palette options for all homes constructed in this development. Color palettes presented included paint, stucco, stone, and rock options.

The ARC approved the presented color palettes for use in RR1- Red Rocks. Toll Brothers to be notified, in writing, of stated approval. Toll Brothers will supply a Sample Book with all exterior elements and options pictured and identified.

2. Property Maintenance Notifications Accepted

- None

3. Management Office Report

Next Scheduled Meeting: February 8, 2022

Adjournment: