

**Pueblo West Committee of Architecture
February 09, 2017
Minutes**

The Committee of Architecture of the Pueblo West Metropolitan District met in regular meeting at 109 E Industrial Boulevard, Pueblo West, Colorado on February 09, 2017, at the hour of 5:30 p.m. Kent Shelman called the meeting to order.

ROLL CALL: On roll call there were present Kent Shelman, James Maggard, Leanna Lowe, Staphanie Cordova-Catalano and Bill Vickers. Also present were Community Development Director Laurie Cozzetto and Metropolitan District Board Member Barb Bernard along with 9 citizens signing in.

MINUTES: Motion was made by Member Maggard to approve the minutes as written for the regular meeting held on January 26, 2016. The motion was given a second by Member Lowe. The motion carried.

SINGLE FAMILY RESIDENTS:

**Loveable Gomes/Loveable Homes
Tract 237, Block 5, Lot 11**

A single family residence to be constructed at 1107 N Kirkwood Drive. Mr. Haney was present to represent the property. Motion was made by Member Maggard to approve the plans as submitted provided 1, 2, 8, & 9 on the attached motion sheet are applied. The motion was given a second by Member Cordova-Catalano. The motion carried.

**Bryant
Tract 350, Block 2, Lot 9**

A bi-level single family residence to be constructed at 340 W Fairknoll Drive. Mr. Bryant was present to represent the property. Motion was made by Member Maggard to approve the plans as submitted provided 1, 2, 8, & 9 on the attached motion sheet are applied. The motion was given a second by Member Lowe. The motion carried.

COMMERCIAL:

**Mobilehunt Investments LLC/Gem Homes LLC
Tract 243, Block 2, Lot 26**

A 9,000 square foot commercial building to be constructed at 95 N Magneto Drive. Motion was made by Member Vickers to approve the plans as submitted provided numbers 2, 8, 9 & 11a on the attached motion sheet are applied. The motion was given a second by Member Lowe. The motion carried.

ACCESSORY APPLICATIONS TO BE REVIEWED:

**Driscoll/Cleary Building
Tract 146, Block 1, Lot 6**

A 58' x 42' storage building with an 18' height to be constructed at 1823 N Blackstone Drive. No one was present to represent the property. Motion was made by Member Maggard to approve the plans as submitted provided 2 & 7 on the attached motion sheet is applied and construction is completed within 60 days of the approval date February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

**McKay/McKay
Tract 244, Block 6 Lot 3**

A 34' x 24' addition to a detached garage with a 15' height to be constructed at 259 N McCulloch Boulevard. Mr. McKay was present to represent the property. Motion was made by Member Maggard to approve the plans as

submitted and provided 2 & 7 and construction is completed within 90 days of the approval date February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

Armor Storage/Halo Construction
Tract 258, Block 1 Lot 9

A 30,540 square foot addition to a commercial building to be constructed at 517 E Industrial Boulevard. Chuck and Pam Snow were present. Motion was made by Member Maggard to approve the plans provided a revised plot plan is submitted and provided 2 & 7 on the attached motion sheet are applied and construction is completed within 180 days of the approval date February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

Myers
Tract 303, Block 29 Lot 1

A 40' x 32' storage building with an 18' height to be constructed at 1271 S Nichols Road. Mr. Myers was present to represent the property. Motion was made by Member Vickers to approve the plans as submitted and provided 2 & 7 on the attached motion sheet is applied, that construction is complete within 90 days of the approval date of February 9, 2017 and that at least a minimum 6" overhang or gutters are placed on the building. The motion was given a second by Member Lowe. The motion carried.

Sincerbox/Steel Structures of America
Tract 308, Block 8 Lot 4

A 50' x 36' storage building with a 21' height to be constructed at 45 S Rolling Prairie Drive. No one was present to represent the property. Motion was made by Member Maggard to approve the plans as submitted and provided 2 & 7 on the attached motion sheet are applied, that construction is complete within 90 days of the approval date of February 09, 2017 and that at least a minimum 6" overhang or gutters are placed on the building. The motion was given a second by Member Lowe. The motion carried.

HEARINGS:

Trusty
Tract 301, Block 15 Lot 6

A hearing was held for the violations that have been noted on the property located at 417 S Costilla Drive. There was no one present to represent the property. The violation is an expired detached garage application that was approved in June of 2015 including two construction extensions. The land use inspector reported the structure is nearly finished and recommended be dismissed. Motion was made by Member Maggard to dismiss. The motion was given a second by Member Vickers. The motion carried.

APPROVAL RECOMMENDED BY STAFF:

Madrid
Tract 237, Block 5 Lot 46

6' block pillars and 6' & 4' cedar fence to be constructed at 1159 E Linda Drive. Motion was made by Member Maggard to approve the plans as submitted provided number 5 on the attached motion sheet is applied and that construction is completed within 60 days of the approval date of February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

Bilberry
Tract 239, Block 3 Lot 27

A 40' x 20' carport with 12' height to be constructed at 1157 N Thorpe Drive. Motion was made by Member Maggard to approve the plans as submitted provided number 7 on the attached motion sheet is applied and that

construction is completed within 60 days of the approval date of February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

Lewis

Tract 242, Block 10, Lot 4

A 12' x 10' storage building with 10' height to be constructed at 1152 E Sequoya Drive. Motion was made by Member Maggard to approve the plans as submitted provided number 2 & 7 on the attached motion sheet is applied and construction is completed within 60 days of the approval date February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

Temmet

Tract 251, Block 10, Lot 4

A construction extension on a 40' x 32' detached garage with 16' height to be constructed at 387 E Fredonia Drive. Motion was made by Member Maggard to approve the extension provided construction is completed within 60 days of the approval date February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

Rodriguez-De La Cruz

Tract 255 Block 2, Lot 13

A 12' x 12' storage building with 9' height to be constructed at 1482 E Ithaca Drive. Motion was made by Member Maggard to approve the plans as submitted provided number 2 and 7 on the attached motion sheet is applied and construction is completed within 60 days of the approval date February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

Brunette/Economy Landscape

Tract 301, Block 2, Lot 20

A 4' chain link fence to be constructed at 512 S Escalante Drive. Motion was made by Member Maggard to approve the plans as submitted provided construction is completed within 60 days of the approval date February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

Bever

Tract 301, Block 16 Lot 27

A 6' & 4' composite fence to be constructed at 438 S Arriba Drive. Motion was made by Member Maggard to approve the plans as submitted provided construction is completed within 60 days of the approval date February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

Gaines

Tract 308, Block 4 Lot 3

An 8' wood fence and a 5' chain link fence to be constructed at 1056 W Broken Bow Drive. Motion was made by Member Maggard to approve the plans as submitted provided number 5 & 7 on the attached motion sheet is applied and that construction is completed within 60 days of the approval date of February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

Sposato

Tract 308, Block 12, Lot 9

Roof mounted 57' x 17' solar panels with a 6" height to be placed on the residence located at 90 S Pendleton Drive. Motion was made by Member Maggard to approve the plans as submitted provided the panels are maintained are removed if they become damaged or unused and that construction is complete within 60 days of the approval date of February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

O'Neil

Tract 313, Block 2, Lot 5

Roof mounted 47' x 15' solar panels with a 6" height to be placed on the residence located at 1482 W Delaney Drive. Motion was made by Member Maggard to approve the plans as submitted provided the panels are maintained are removed if they become damaged or unused and that construction is complete within 60 days of the approval date of February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

DePreist

Tract 331, Block 24, Lot 10

A 16' x 16' storage building with a 12' height and a 6' cedar fence to be constructed at 221 E Palmer Lake Drive. Motion was made by Member Maggard to approve the plans as submitted provided number 2, 5 & 7 on the attached motion sheet is applied and that construction is completed within 60 days of the approval date of February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

Grundy

Tract 335, Block 13 Lot 17 & 18

A 5' chain link fence to be constructed at 627 S Maher Drive. Motion was made by Member Maggard to approve the plans as submitted provided construction is completed within 60 days of the approval date February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

Vallejo

Tract 335, Block 14 Lot 25

Roof mounted 10' x 59' solar panels with a 4" height to be placed on the residence located at 663 S Bow Mar Drive. Motion was made by Member Maggard to approve the plans as submitted provided the panels are maintained are removed if they become damaged or unused and that construction is complete within 60 days of the approval date of February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

Chaparro

Tract 343, Block 4, Lot 7

A 21' x 20' carport with 9' height to be constructed at 503 W Golfwood Drive. Motion was made by Member Maggard to approve the plans as submitted provided number 7 on the attached motion sheet is applied and that construction is completed within 60 days of the approval date of February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

Bernard

Tract 347, Block 6, Lot 25

Roof mounted 35' x 15' solar panels with a 6" height to be placed on the residence located at 106 W Cellini Drive. Motion was made by Member Maggard to approve the plans as submitted provided the panels are maintained are removed if they become damaged or unused and that construction is complete within 60 days of the approval date of February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

Sibcy

Tract 348, Block 3, Lot 46

A patio cover enclosure w 8' height to be constructed at 816 S Harmony Drive. Motion was made by Member Maggard to approve the plans as submitted provided number 7 on the attached motion sheet is applied and that construction is complete within 60 days of the approval date of February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

Chavez
Tract 350, Block 1, Lot 32

A construction extension on a 38' x 48' detached garage with 21' height to be constructed at 27 S Fairknoll Court. Motion was made by Member Maggard to approve the extension provided construction is completed within 60 days of the approval date February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

Tillman
Tract 353, Block 10, Lot 10

Roof mounted 120" x 396" solar panels with a 3" height to be placed on the residence located at 563 W Vallejo Court. Motion was made by Member Maggard to approve the plans as submitted provided the panels are maintained are removed if they become damaged or unused and that construction is complete within 60 days of the approval date of February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

Holguin
Tract 359, Block 3, Lot 2

A construction extension for a fence to be constructed at 1172 S Sabinas Drive. Motion was made by Member Maggard to approve the extension provided construction is completed within 60 days of the approval date February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

Grant
Tract 400, Block 5, Lot 2

A construction extension on a 63' x 45' barn with 18' height to be constructed at 1374 N Maverick Drive. Motion was made by Member Maggard to approve the extension provided construction is completed within 60 days of the approval date February 09, 2017. The motion was given a second by Member Lowe. The motion carried.

OTHER MATTERS:

Reports by Staff: Laurie Cozzetto reviewed the 2016 Annual Report with the Committee. The report will be submitted to the Metropolitan District Board of Directors through the District Manager for their information and review. A copy of the report will be attached to these minutes.

Unfinished Business: Staff has submitted a resolution for review to provide written clarification of the Committee of Architecture's allowance of backyard chickens. Suggestions were made for revisions. Staff will bring the revisions back to the Committee for the next meeting.

New Business: None at this time.

No further business to come before the Committee at this time, the meeting was adjourned.

Submitted:



James Maggard
Secretary

JM: lc

Pueblo West Committee of Architecture
Motion sheet for approval

1. Submission of a stamped foundation plan to the PWCOA office prior to excavation.
2. The approved landscaping plan (to include at least twenty-five feet to the rear, and ANY areas disturbed by construction), is completed by **October 9, 2017**, and the landscaping is maintained thereafter. Any land disturbed beyond the scope of the landscaping plan shall be reclaimed with ground cover approved by the PWCOA. Until the landscaping is complete, weeds will be cut and kept under control.
- 2a. The approved landscaping plan for the entire lot is completed by **October 9, 2017** and the landscaping is maintained thereafter. Until the landscaping is complete, weeds will be cut kept under control.
3. The top of the evaporative cooler is located below the ridge to the rear of the roof and is colored to blend with the dwelling.
4. The propane tank is placed in accordance with the Uniform Fire Code and is screened from public view.
5. The horizontal support boards and the vertical posts for the fence are constructed to the inside of the property, or in a shadow box manner.
6. The mobile home is tied down upon arrival. That it is skirted within 45 days, and a porch (not just steps) is placed at the entry.
7. The accessory building is colored to match the dwelling.
8. Prior to any excavation work, the property lines and construction area shall be clearly marked and a lavatory placed on site. Adjacent lots shall not be disturbed or damaged by construction traffic and equipment. All trash shall be contained, containers emptied when full, and the construction area and the surrounding lots be kept free of construction debris.
9. Construction is completed within 180 days of the approval date **February 9, 2017**.
10. Model home/commercial provisions:
 - a. Adequate parking will be provided.
 - b. Identification signage will not include prices.
 - c. Sign will be maintained and removed immediately when the model home status ends or the business closes.
 - d. Model home status will end no later than _____ after approval.

SIGN IN SHEET



9-FEB-17

NAME

&

PHONE NUMBER

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