

Skyland Community Association
Design Review Committee
350 Country Club Drive
Crested Butte, CO 81224

Meeting Minutes – May 28, 2025 - Skyland Design Review Committee

Committee Members Present

Karen Allen
Steve Curtiss
Sam Lumb
Roger Cesario
Chris Laggis

Others Present

Theresa Henry – DRC Manager
Frank Mangum – Owner/Builder
Chris Laggis - Architect
Ryan Denison – Owner

Karen Allen called the meeting to order at 4:00 PM

Review and Approve Minutes

Steve Curtiss made a motion to approve the minutes from the May 7, 2025 meeting as presented. Sam Lumb seconded the motion. The motion passed with a unanimous vote.

S-130, 525 Country Club Drive, Final Design Review

Architect, Chris Laggis, provided an overview of the changes made from the preliminary review of the single-family home at 525 Country Club Drive, which included a materials cut sheet including proposed lighting, stone pillar additions, the removal of the 2nd chimney and the removal of the metal siding from the proposed chimney.

There was discussion b adding a note to the plans to paint the chimney vent black.

Steve Curtiss made a motion to approve the final design review of 525 Country Club Drive with the addition of a note on the plans that the chimney vent will be painted. Roger Cesario seconded the motion. With all in favor, the motion carried.

S-151, 410 Country Club Drive, Preliminary Design Review

Builder and owner, Frank Mangum, was present and gave an overview of the preliminary proposal for a single-family home at 410 Country Club Drive.

The driveway design was discussed in detail, as the design could present potential issues with County and CBFPD approval.

Items to be addressed with the proposed design, included but were not limited to:

- Landscape Plan: include the points calculations on the plan, check to make sure counts match the plan, and fill out Appendix H.
- No exposed concrete piers allowed.
- Show utility routes.
- Include railings on stairs.
- South Elevation: more architectural features recommended (windows, etc.)
- Trusses/Gables: need top cord on all.
- Size of fascia discussed. Fix on plans.
- Add Building Height (use primary roof pitch and Ave. Finished Grade and calc).
- Rock work: variation in heights encouraged (east elevation).
- Show stone calculations.
- Air conditioning and mechanical screening needed.
- Ensure chimney cap is non-reflective.
- Perspective drawings of home recommended.
- Post size on decks looks spindly.
- Note lighting fixtures and plan on plans.
- House numbers.

There was also discussion about:

- installing metal flashing under deck to keep out pests,
- hot tub deck and single plane roof covered porch.,
- window size,
- roof pitches,
- can lighting and light fixtures to be noted on the light plan.
- Additional driveway discussion: grading and drainage.

The DRC suggested the applicant get preliminary approval from these entities as it is needed prior to moving forward with the project.

49 Powderview, Unit 5 Powderview at the Greens Condominiums, Deck

Ryan Denison, owner, and his potential builder were present via Webex.

Ryan presented photos of the duplex neighbor's deck, as he was proposing the same design for his deck request.

The DRC had comments and questions regarding:

- Deck post material and size.
- Needing elevations for the proposal.
- Lighting.

The owner had a question regarding tree removal process.

The applicant was asked to provide more information and come back for a review.

Other Business:

- 50 Vista Court Landscaping Changes and Update
- 47 Fairway: Modular staging and setting proposal

Next Meeting:

TBD

Meeting Adjourned: 5:48P.M.