

THE WELLINGTON NEIGHBORHOOD



BRECKENRIDGE ♦ COLORADO

WELLINGTON AND LINCOLN PARK NEIGHBORHOODS DESIGN REVIEW COMMITTEE

Minutes and Findings for Meetings in 2025 (to date)

January – April: *no meetings held*

May 7th

Wellington Design Review Committee Meeting Minutes

Date: May 7, 2025

Time: 6:00 PM – 7:00 PM

Location: In person at 57 Midnight Sun, 15 Boss Green, and 141 Bridge

1. Call to Order

The meeting was called to order at 6:00 PM.

2. Roll Call

Committee Members Present:

- Brandon Smith
- Will DeVoy
- Brad LaRochelle
- Michele Chapdelaine
- Lars Zimmerman

Guests/Homeowners Present:

- Chris and Angela Brownley
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3. Approval of Previous Minutes

N/A

4. New Business

a. Project Reviews

57 Midnight Sun

Request:

1. Front deck addition with hot tub
2. Addition of stairs and door to access garage attic

Applicant: Chris and Angela Brownley

Discussion:

1. The proposed deck with hot tub is located on the side of the home and falls within design guidelines.
2. Committee discussed potential stair layouts, including a switchback for improved design.

Decision:

- **1. Approved with conditions**
- **2. Approved with conditions**

Conditions:

- Screen the hot tub with vegetation and/or railings to minimize visibility from Wolf Lyon Road. Railing and deck design must be consistent with Wellington design standards.
 - Consider incorporating a switchback layout for the garage attic stairs. Railing and stair design must be consistent with Wellington design standards.
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141 Bridge

Request: Replacement of horizontal trim boards with composite material resembling the top of existing railings.

Applicant: Mike and Teri Diamond

Discussion:

The proposed composite material does not match the color scheme of balusters, posts, rails, and trim as specified in the design guidelines. The proposed change would disrupt the uniformity of the neighborhood's design.

Decision: **Denied**

Note: If a composite material matching the paint color of existing porch posts, balusters, rails and skirt can be sourced, the committee will reconsider the request.

15 Boss Green

Request: Solar panel installation

Decision: **Approved**

b. General Design Guidelines Discussion

The committee discussed the potential addition to the guidelines requiring exterior mechanical equipment (including ducts and mini-split systems) to be painted to match the color of the adjacent structure.

5. Old Business

None

6. Homeowner Comments

None

7. Adjournment

The meeting was adjourned at 7:00 PM.

Minutes submitted by:

Lars Zimmerman – DRC Member

May 7, 2025