

ARCHITECTURAL REVIEW BOARD MEETING

JULY 8, 2014

MINUTES OF MEETING

The Historical Architectural Review Board met on July 8, 2014 at 5:30 pm at West Bountiful City Hall.

ATTENDEES: Chad Turner, Alan Malan, Ben White, Cathy Brightwell (secretary).

1. Consider modifications from David and Wendy Shaffer (lot 29) at 874 W. Heritage Pointe Circle.

Cathy explained that based on circulated email's from the members, the Shaffer's had been notified that their plan was approved with two clarifications. If front columns have a large stone or brick base they must go to the ground, not sit on the porch. The shutters must be half the width of the windows so that together they cover the entire width of the windows.

2. Discuss proposal for lot 12 submitted by UpDwell Homes.

Members discussed different options to make the plans submitted by UpDwell Homes consistent with Historic Design requirements as requested by builder. It was determined that the best design for this home, primarily due to the small front porch, is Tudor with the following modifications:


- With a basement, the home will need to be raised approximately 8 feet making the slope to the garage too high. The garage should be dropped a couple feet so the driveway slope is no more than 6% at the steepest part of the driveway. This will cause additional stairs from the garage to the house.
- No stucco; exterior materials will be hardi-board with rock. Suggest rock go to roof on front bedroom, the rest can be wainscot. Vertical board and bat in all other eaves, including back and sides of home, to the bottom of eaves. This includes the eaves above the double garage, taking the board and bat to the bottom of the windows.
- Add a peak, instead of shed roof, above small windows over 3rd car garage. All 4 front peaks to be 12/12 pitch.
- Rear and side main floor windows to match front windows including adding sashes to sliding/french door on the deck. Basement windows can remain non-sashed sliders.


- Column on front porch and back deck to be wood wrapped or other non-masonry material without large base.
- Garage doors to be Carriage design or other historic detail to minimize "garage" look.
- Extend front bedroom (#2) approximately 4 feet so that the garage is 5 feet behind it.
- Extend front porch approximately 2 feet (?)

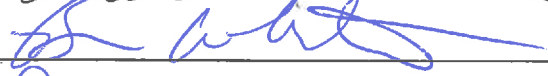
3. Approve Minutes from June 2 meetings


The minutes from the June 2, 2014 meeting were approved.

4. Meeting was adjourned.









Chad Turner

Alan Malan

Ben White

Cathy Brightwell, Secretary/Deputy Recorder

