

**THE BACHELOR GULCH
STONE PATTERN**

Bachelor Gulch Design Review Board

February, 1999

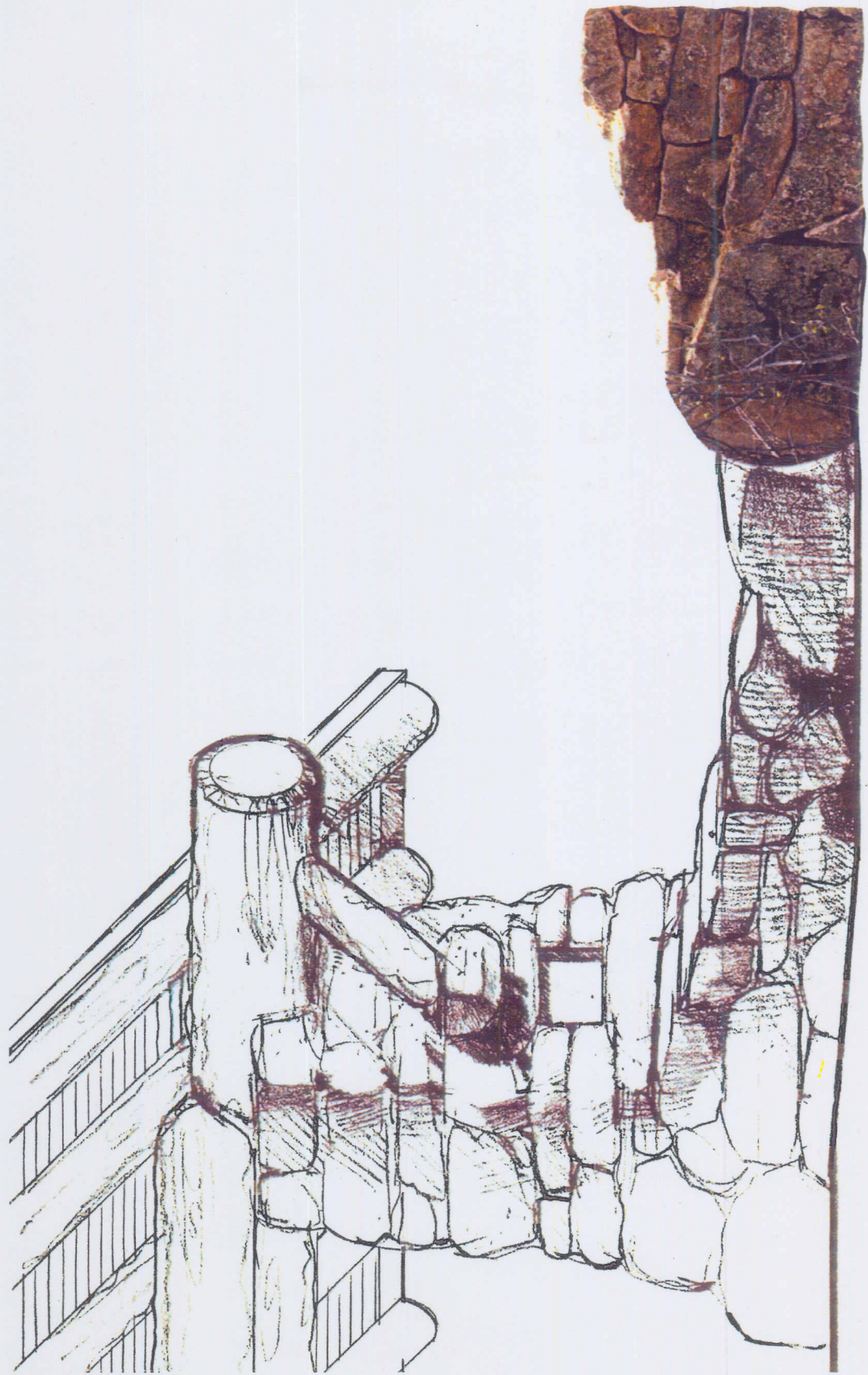




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1

Introduction

This book was created to further supplement the Bachelor Gulch Design Guidelines as they address boulder and stone patterns. Because the acceptable stone pattern in Bachelor Gulch is unique, the many components required to achieve this pattern have been further explained in this book. Along with the details addressed in the following pages, stone masons and earthworkers must understand the desired stone pattern to render walls that meet the intent of the guidelines. The stone walls should be used to create a natural transition between man made forms and the natural landscape.

The Bachelor Gulch design review staff is readily available to review your proposed stone pattern and must approve an on site “mock up” before any stone is placed on the home.

2

Desired Stone Pattern for all Stone Walls

.....
In general, the desired stone pattern for all stone walls, must incorporate the following guidelines:

- Stone to be previously approved by the Bachelor Gulch DRB.
- Stone pattern to have structural appearance.
- Stones to gradually decrease in size from lower to upper courses.
- Dry-laid in appearance - no visible mortar.
- Natural bedding plane laid horizontally.
- Frequently interrupted horizontal and vertical joints.
- Blending of site walls into building walls.

2.1

Stone Type



In general, reddish-brown or gray colors of rock are to be used that have natural aging signs and a rough texture. The sizes of the stones can range from large boulders 2'-3' down to hand size stones 5" -6" . Mossrock, as used at the Bachelor Gulch Gatehouse, is one example that shows the desired aging and texture, and is an approved stone material.

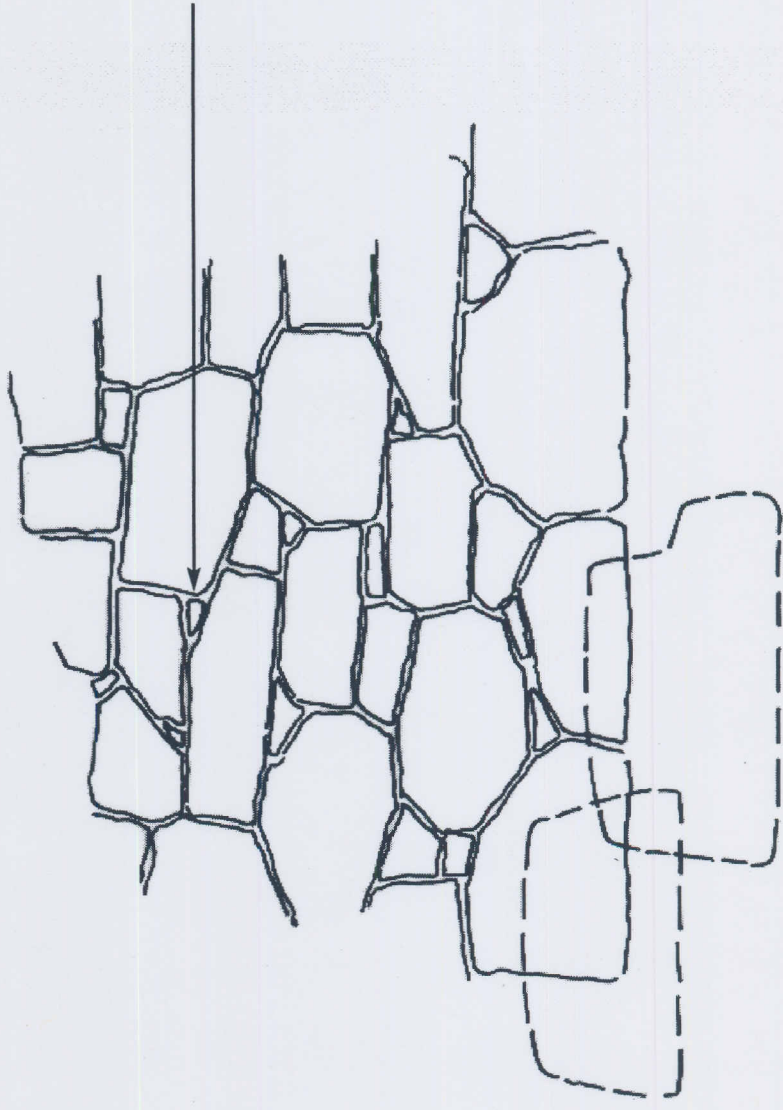
River-rock and round boulders cannot be used for any walls in Bachelor Gulch.

2.2

Dry-stack appearance

.....

All stone walls must have a dry-stack appearance. It must appear "structural" rather than veneered. For that reason, no mortar shall be visible, and joints must be minimal.



Some "chinks" where the joints would otherwise be too big are acceptable but should be minimized

2.3

Horizontal Placement

.....

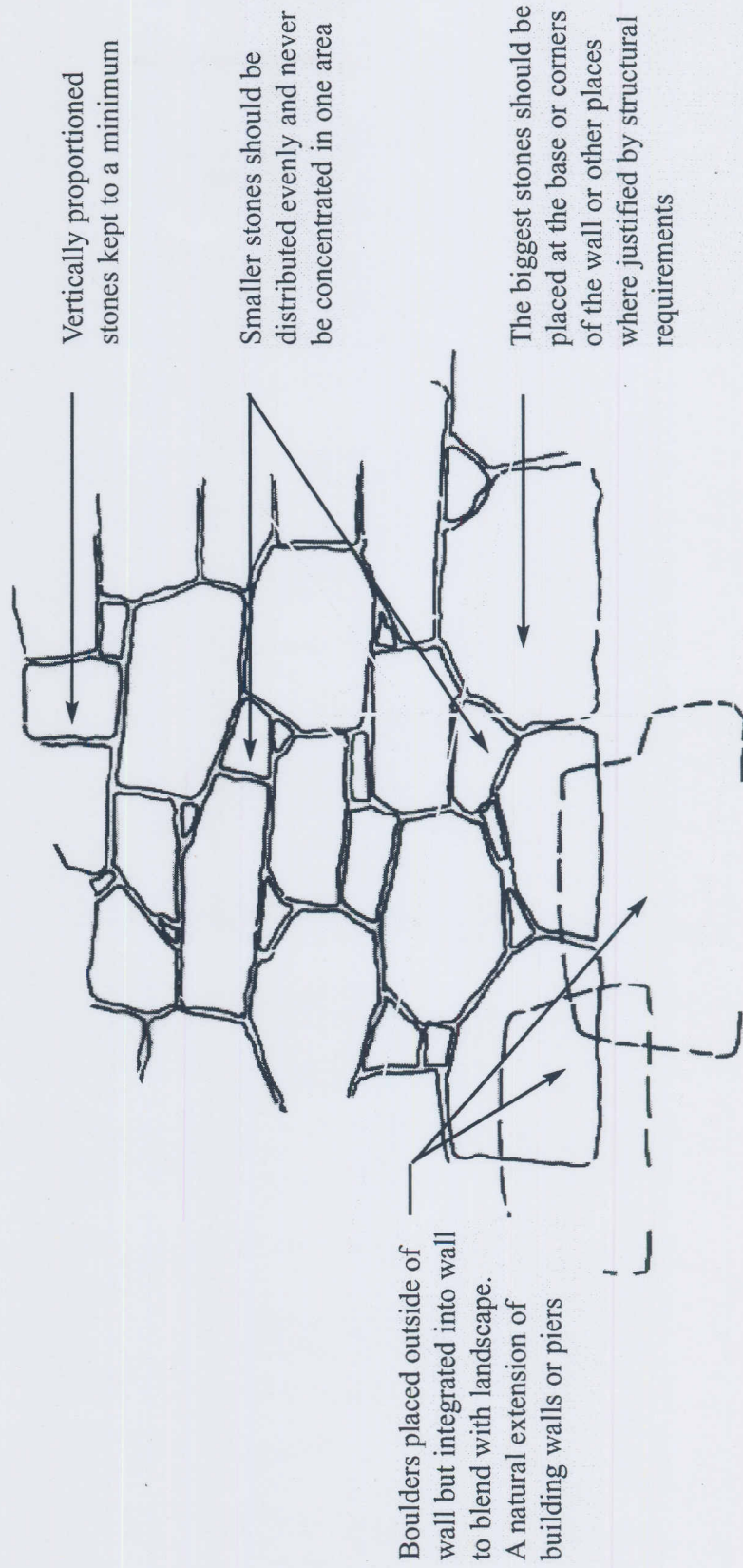
Rectangular stones should be placed in a horizontal position. Stones should never be placed in a vertical orientation. The “grain” of the stone should be placed horizontally, not vertically to avoid the veneer look.

Rectangular stones should be placed in a horizontal configuration



2.4 Stone Placement

Stones should gradually decrease in size from lower to upper courses. Large stones should be used at the bottom, particularly at corners and ends of walls.

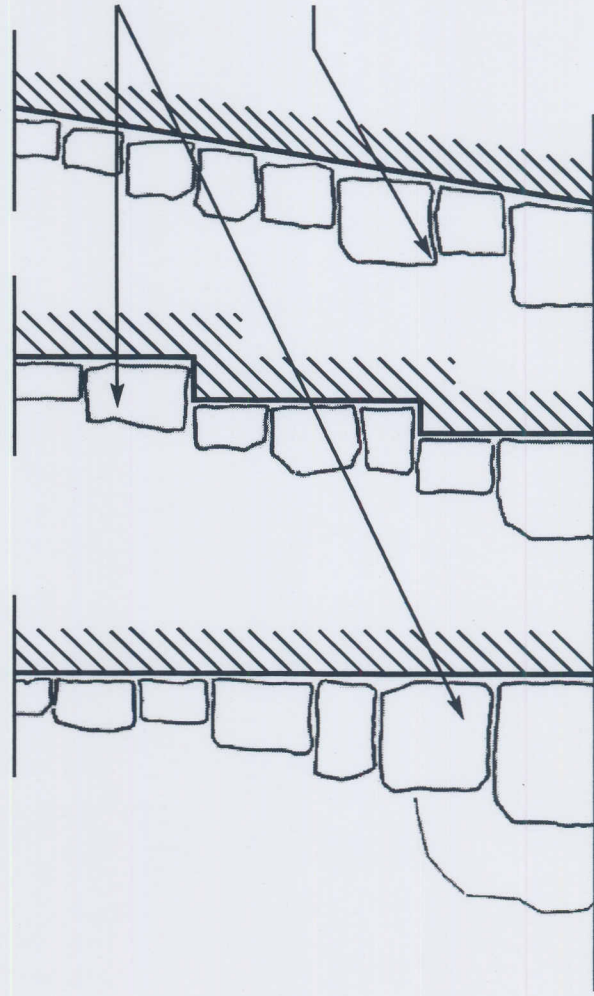


Batter

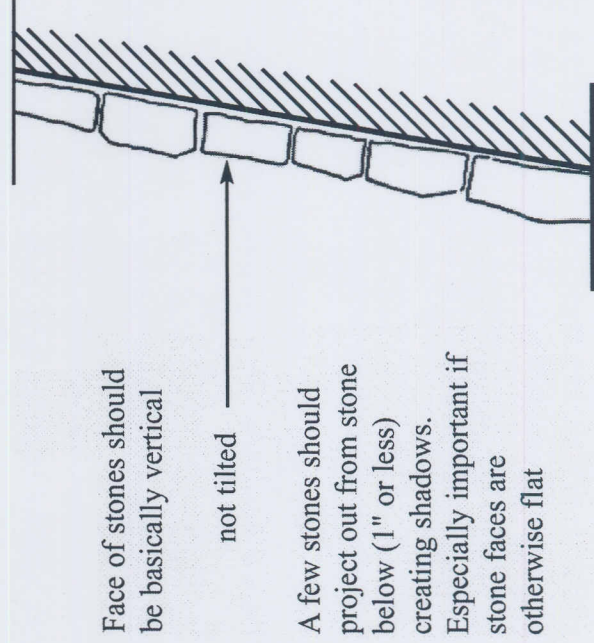
2.5

Walls should be stepped to create a battered effect. Exaggerate the batter on the wall by projecting the lower course beyond the edge of the shelf and stepping back each course. The batter should occur from stepping the courses, not tilting the stones.

Stepped



Not Tilted



Face of stones should be basically vertical

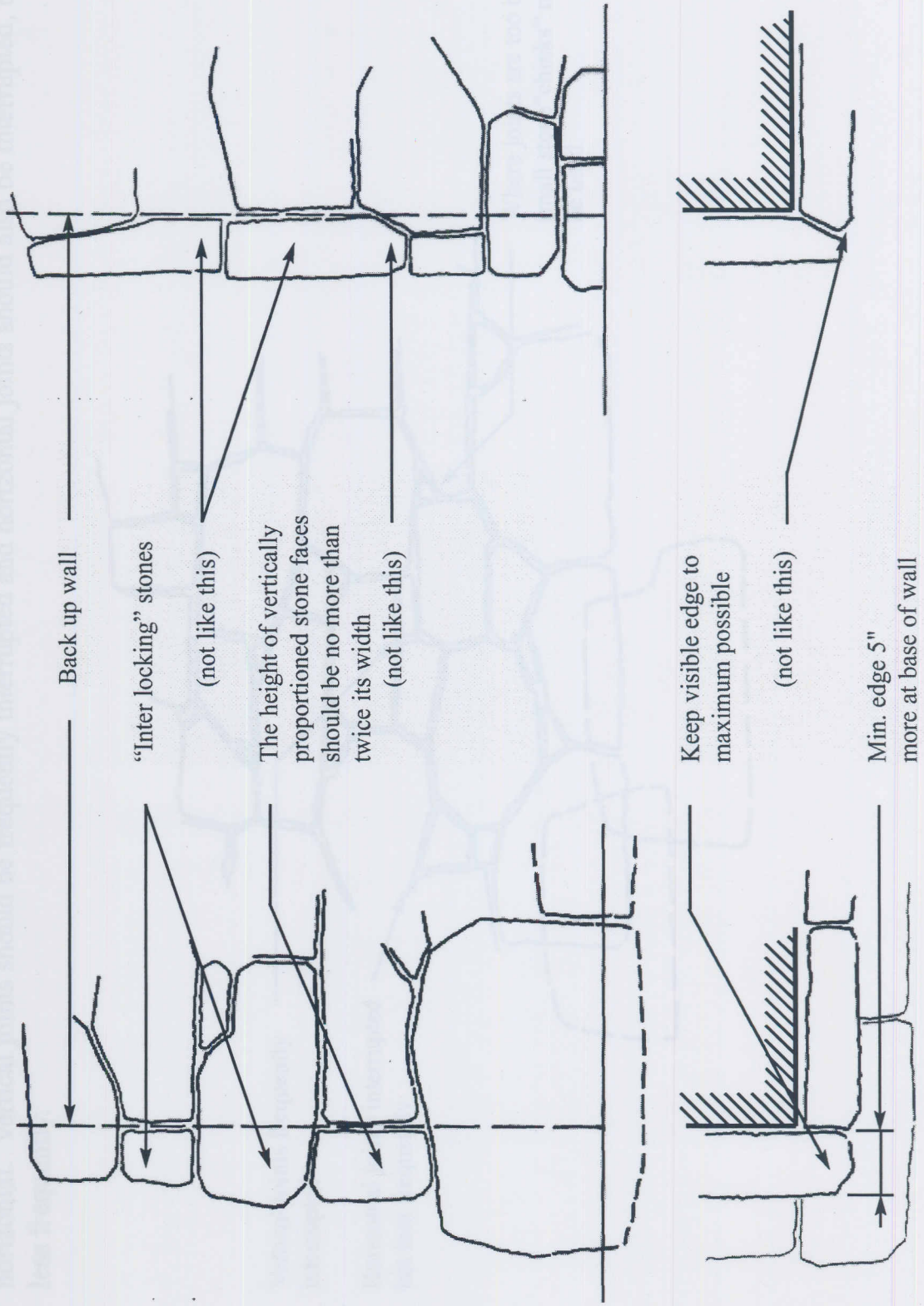
not tilted

A few stones should project out from stone below (1" or less) creating shadows. Especially important if stone faces are otherwise flat

2.6

Corners

Stone corners must have a structural appearance

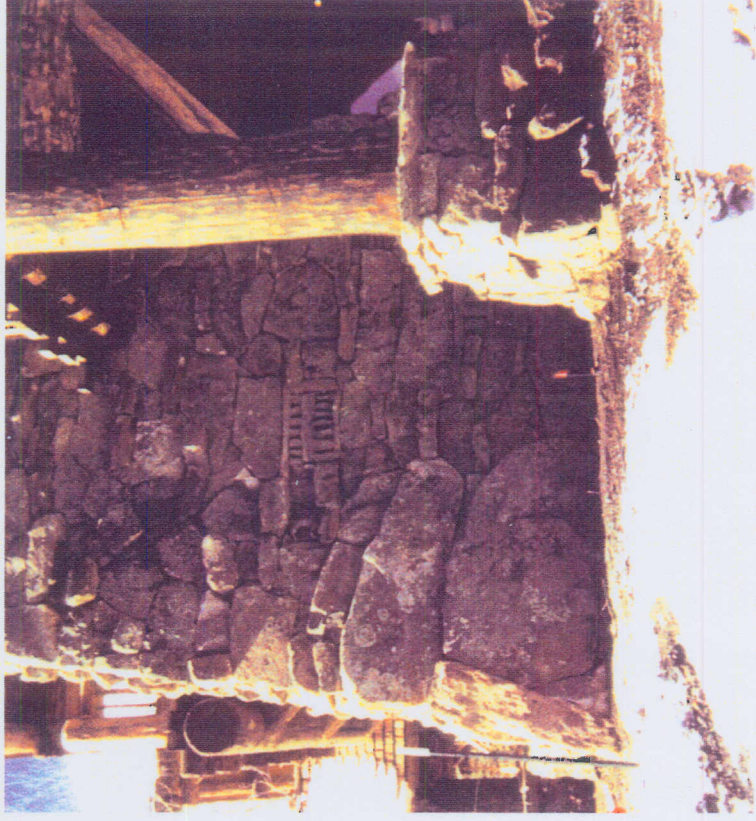


Good Examples

2.8



Note: Stones gradually decrease in size from lower to upper courses.

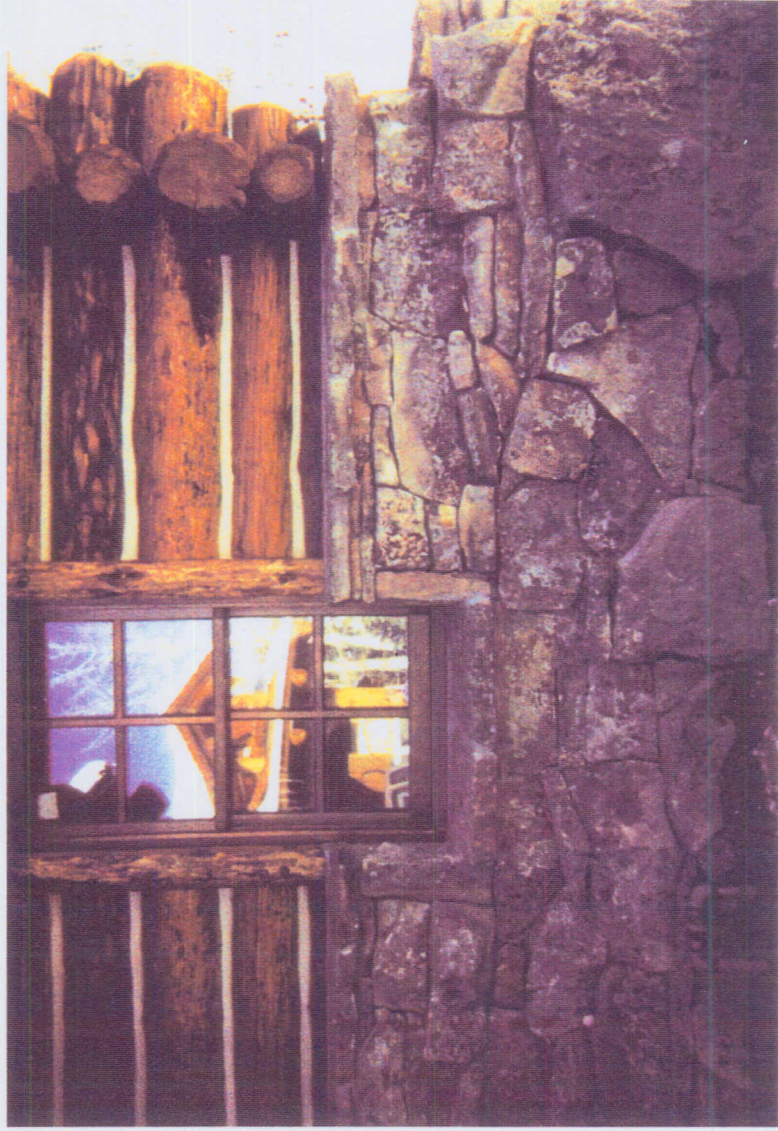


2.8

Good Examples



Note: Stone cap is the same stone as walls.



3

True Boulder Retaining Walls

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True boulder retaining walls are to be built with approved boulders or laid stone. The boulders should be placed in traditional patterns with no mortar, which helps to make the walls appear structural. The top of walls will be shaped to blend with natural contours. Ends of walls should not be abrupt, but are to be designed to make natural-looking transitions into the existing land forms and vegetation.

Walls are to be battered and/or banked into the site's topography and linked to rock out-crops to further blend the building with its setting. The intent is to obscure the line of demarcation between structures and natural features.



4

Structural Retaining Walls with Stone Face

.....

Structural retaining walls are to appear as traditional boulder retaining walls, reinforced and/or backed with concrete or CMU where required. Structural retaining walls are to be finished with approved boulders or laid stone, used in traditional patterns, on all sides. The top of walls will be shaped to blend with natural contours. Ends of walls should not be abrupt, but are to be designed to make natural-looking transitions into the existing land forms and vegetation.

Walls are to be battered and/or banked into the site's topography and linked to rock out-crops to further blend the building with its setting. The intent is to obscure the line of demarcation between structures and natural features.



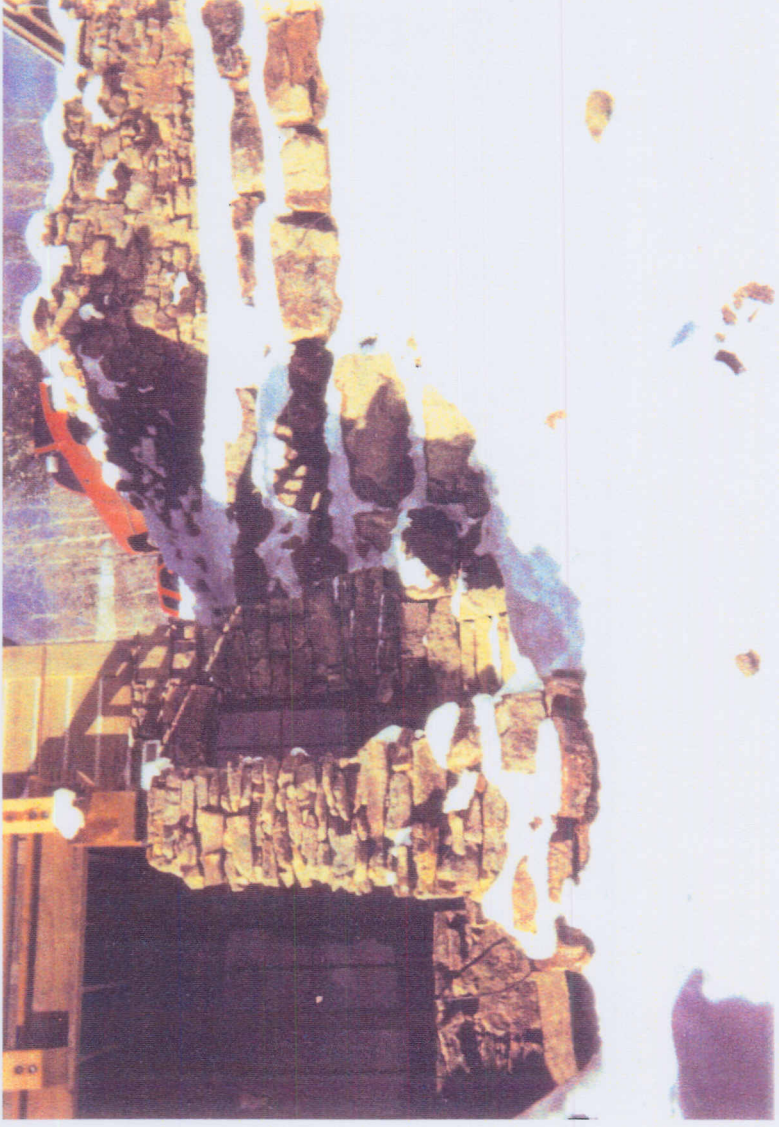
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Exterior Stone Building/Foundation Walls

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Exterior stone building/foundation walls shall be given finished stone pattern treatment on all sites. Walls are to merge with the ground plane and be expressed as structural stone walls generally one story or less in height. In some places, where grades drop off, walls up to one and one half stories in height which may include habitable spaces requiring large openings are acceptable.

Walls are to be battered and/or banked into the site's topography or linked to rock out-crops to further blend the building with its setting. The intent is to obscure the line of demarcation between structures and natural features.



6

Chimneys

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Chimneys must be finished with stone in the same stone pattern as used for building walls. Chimneys must have flat horizontal stone caps.



7

Culverts

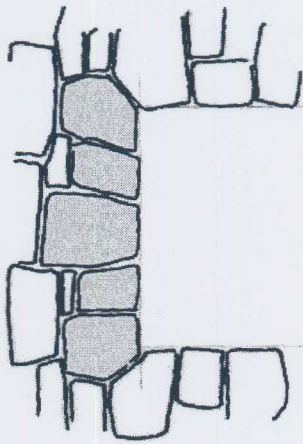
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Culvert ends must be finished on all sides with moss rock, such that the metal is not visible.



Lintels must have a structural appearance

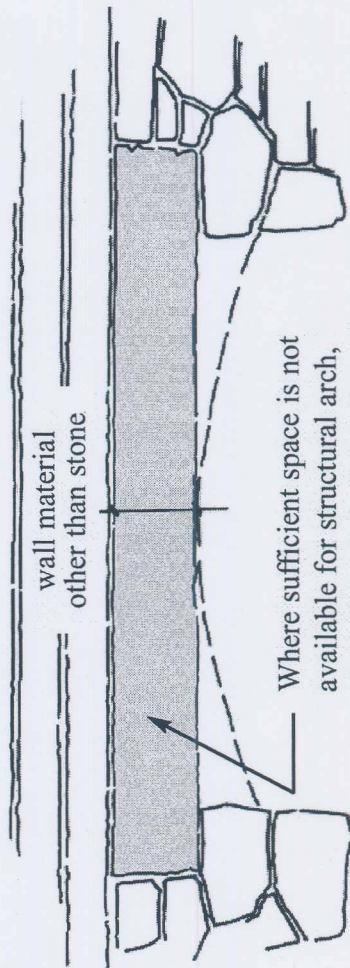
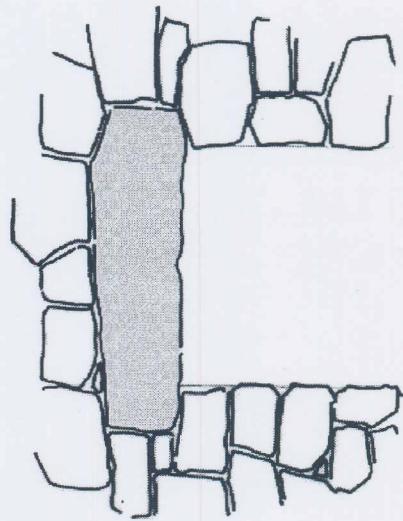
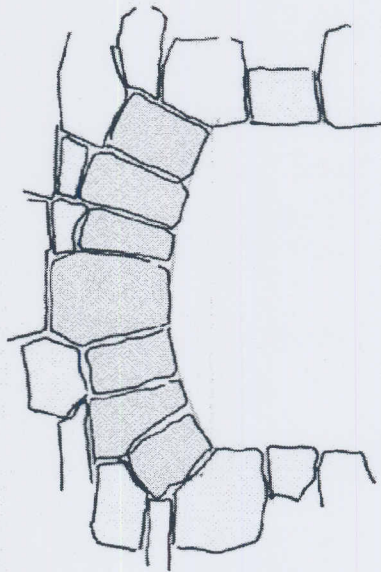
Small Openings

Flat lintel for small openings only

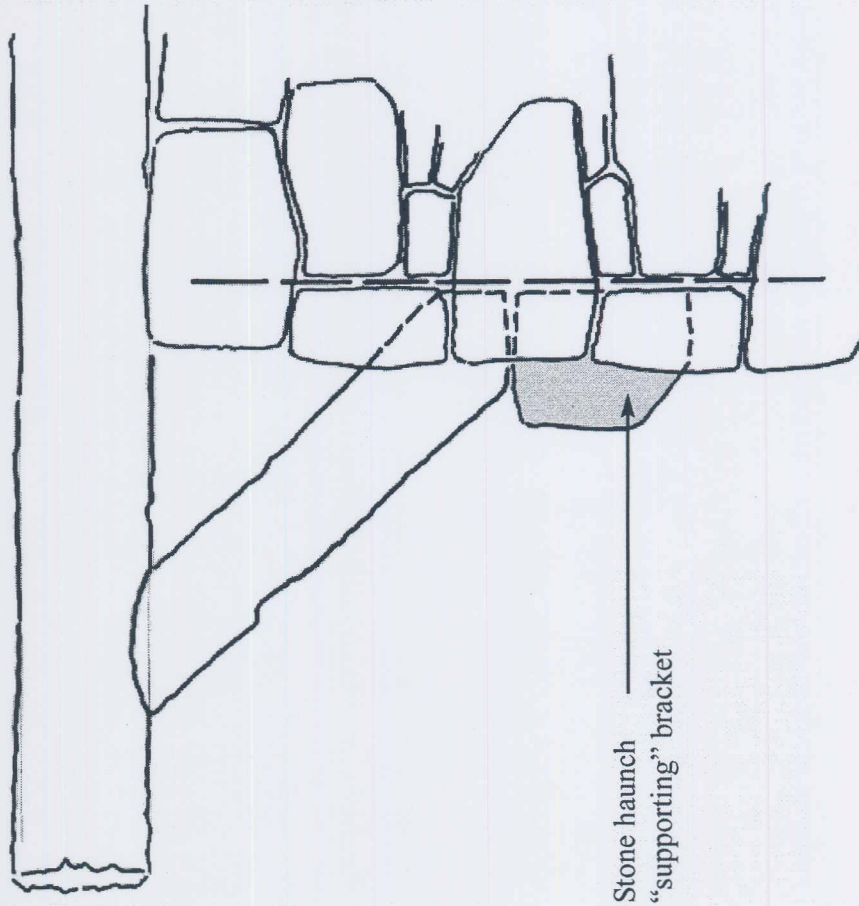


Small and Large Openings

For large openings use arched stone lintel or wood beam



9 Bracket Supports



Stone haunch
"supporting" bracket

10

Drainage Features

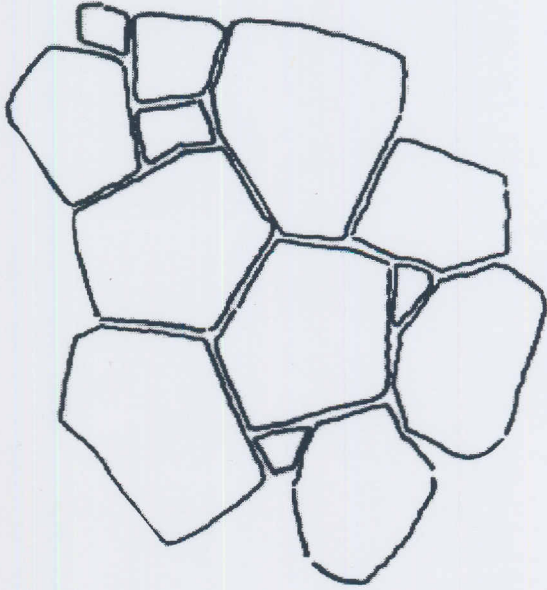
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Drainage Swales: Drainage swales or visible drains shall be finished with an approved stone to make the drainage feature appear as a natural stream bed.



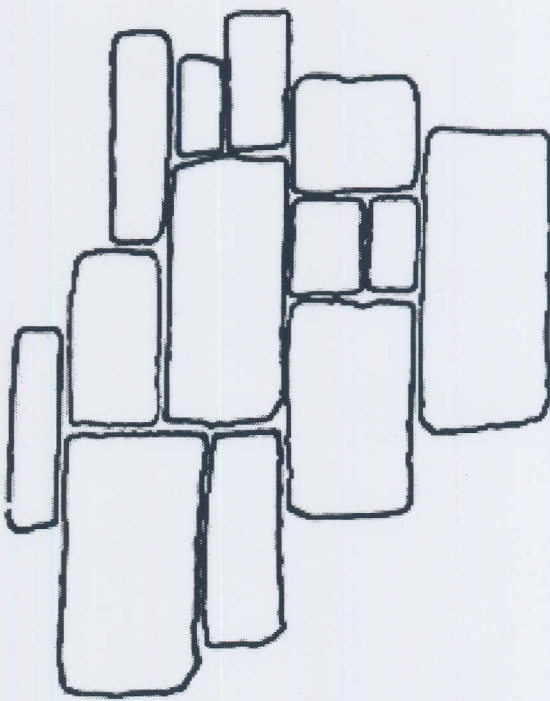


Unacceptable Patterns and Details



“Mosaic Pattern”
(not acceptable)

The majority of joints are
neither horizontal nor
vertical

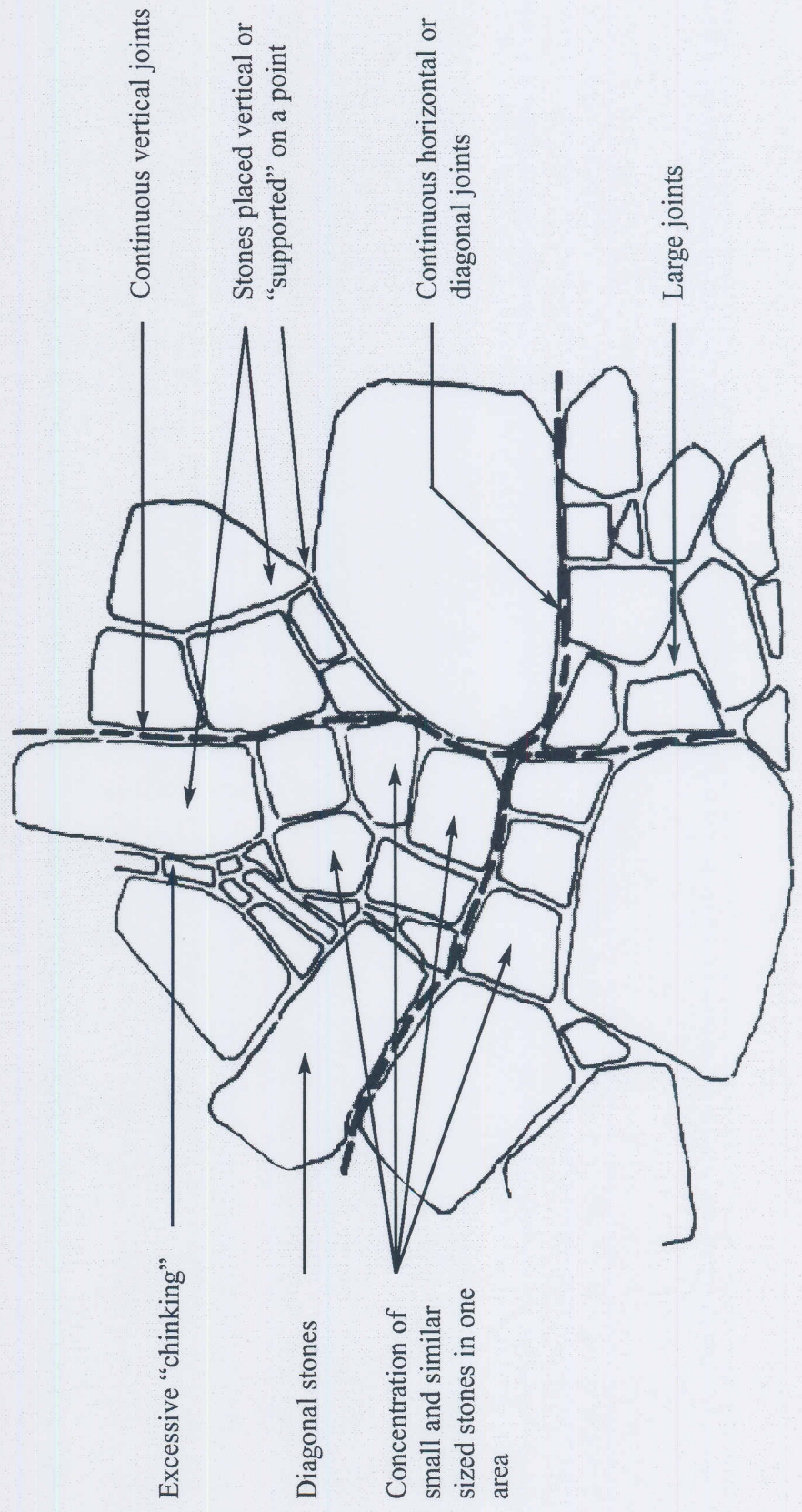


“Ashlar Pattern”
(not acceptable)

Exclusively square and
rectangular stones

11

Things to Avoid



12

Mock-up Requirements

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Prior to applying stone or any exterior materials, the contractor must build a minimum of a 32 square foot “mock-up” showing the layout and details of all proposed exterior materials. On the “mock-up”, the contractor must demonstrate how the stone will be laid on the home. Once the mock-up is complete, the contractor must request an inspection from the DRB staff for review, comments and approval.

Applying exterior materials prior to a “mock-up” being approved by the DRB will leave the contractor at risk to remedy any changes that the DRB may request, at a future date. An example of a Mock-up that has been previously approved by the DRB is shown below:

