

Architectural Control Committee approval includes esthetic feature only and does not imply or warrant any structural integrity. This approval is not based on an engineering review of the site plan or structure.

12849

7/16/12

Applicant Address: 1720 143<sup>rd</sup> Pl. SE

Lot #: 5t Division: AMBERLEIGH

Site Address : SAME

Color: (please attach all color samples):

use: GRAY Trim: WHITE Doors: BURGUNDY

TE: Neutral colors and the use of either semi-transparent or solid color stains are strongly encouraged.

rsuant to the provision of Article VIII, Paragraphs 8.1, 8.2 and 8.2.1, 8.2.2, 8.2.3, 8.3, 8.3.1, 8.3.2, and 8.3.3, and Article IX of the MILL CREEK DECLARATION OF COVENANTS, the following determination by the Architectural control Committee is hereby granted:

Approval subject to the following changes:

ected for the following reasons:

) Approve ( ) Reject Jon Erickson Date: 7-27-17

SUB-ASSOCIATION (IF APPLICABLE) Condominiums & Townhomes

( ☒ ) Approve      ( ☐ ) Reject      Date: \_\_\_\_\_

MCCA Administration or George Vernon, ACC Chair

( ☒ ) Approve ( ☐ ) Reject M. Michael Flanagan Date: 7-21-17

(     ) Approve     (     ) Reject \_\_\_\_\_ Date: \_\_\_\_\_

( ) Approve ( ) Reject \_\_\_\_\_ Date: \_\_\_\_\_

Call Mike Bevanant  
when approved



Architectural Control Committee  
Plan and Specification Review Determination  
**Tree Trimming/Removal Application** (Page 1 of 3)

MCCA requires the replacement of trees as follows: "In cases of approved removal, the Association requires replacement on a 1-1 ratio with 8-10 foot trees; unapproved removal will require replacement on a 2-1 ratio with 8-10 foot trees. Replacements are to be planted on private property or other locations determined by ACC. Removal of native evergreens will require replacement with native evergreens. You may need the City of Mill Creek's approval. (425) 745-1891.

|                               |
|-------------------------------|
| For MCCA Use                  |
| Submittal Number<br><br>18618 |
| Date Submitted<br><br>3/1/12  |
| ACC Insp. Month               |
| ACC Inspection                |
| Inspection Notes              |

Application may be mailed to or dropped off at the MCCA Office in the bottom floor of the John L. Scott Building at 15714 Country Club Drive.

11/07/07

|                                                                                                                                                                                                                                                                        |                                                                                                 |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------|
| <b>1. Applicant Information</b>                                                                                                                                                                                                                                        |                                                                                                 |
| Name: <u>AL MASSANA</u>                                                                                                                                                                                                                                                | Phone:                                                                                          |
| Address: <u>1720 163 RD PL. SE.</u>                                                                                                                                                                                                                                    |                                                                                                 |
| <b>2. Site Information</b>                                                                                                                                                                                                                                             |                                                                                                 |
| Division: <u>AMBERLEIGH</u>                                                                                                                                                                                                                                            | Lot Number: <u>57</u>                                                                           |
| Site Address: <u>1720 163 RD PL. SE.</u>                                                                                                                                                                                                                               |                                                                                                 |
| <b>3. Type of Area Where Cutting is Proposed</b>                                                                                                                                                                                                                       |                                                                                                 |
| Street Right-of-Way:                                                                                                                                                                                                                                                   | Park or Common Area:                                                                            |
| Cutting Preserve:                                                                                                                                                                                                                                                      | Personal Property:                                                                              |
| <b>4. Reason for Proposed Cutting</b>                                                                                                                                                                                                                                  |                                                                                                 |
| Describe: <u>DEVELOPER PLANTED TREES TO CLOSE TO HOME</u>                                                                                                                                                                                                              |                                                                                                 |
| <b>5. Sketch of Proposed Tree Cutting Area - see Page 2.</b>                                                                                                                                                                                                           |                                                                                                 |
| Pursuant to the provision of Article VIII, Paragraphs 8.1, 8.2 and 8.2.1, 8.2.2, 8.2.3, 8.3, 8.3.1, 8.3.2, and 8.3.3, and Article IX of the MILL CREEK DECLARATION OF COVENANTS, the following determination by the Architectural control Committee is hereby granted: |                                                                                                 |
| Approval subject to the following changes: <u>landscape trees</u>                                                                                                                                                                                                      |                                                                                                 |
| Rejected for the following reasons:                                                                                                                                                                                                                                    |                                                                                                 |
| <input checked="" type="checkbox"/> Approve    ( ) Reject                                                                                                                                                                                                              | <u>Michael Bevanant</u> Date: <u>03/01/12</u><br>Condominiums & Townhomes ACC or Board Approval |
| ( ) Approve    ( ) Reject                                                                                                                                                                                                                                              | Date:<br>MCCA Administration                                                                    |
| ( ) Approve    ( ) Reject                                                                                                                                                                                                                                              | Date:<br>Chairman, Architectural Control Committee                                              |
| <input checked="" type="checkbox"/> Approve    ( ) Reject                                                                                                                                                                                                              | <u>M. King</u> Date: <u>3/2/12</u>                                                              |
| ( ) Approve    ( ) Reject                                                                                                                                                                                                                                              | <u>Loyt Newman</u> Date: <u>3/2/12</u>                                                          |
| ( ) Approve    ( ) Reject                                                                                                                                                                                                                                              | Date:                                                                                           |

IMPORTANT: Please include a sketch of the property below showing the exact location of the proposed tree(s) to be cut.

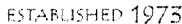
Proposed Tree Cutting (sketch):



HOUSE  
#57

Show proposed tree replacement(s), including type of tree(s). (sketch):

ACC Notes



Architectural Control Committee  
Plan and Specification Review Determination  
*Tree Trimming/Removal Application* (Page 3 of 3)

## ***Basic Policy for Tree Trimming/Removal Permits***

## Policies

1. It is the intent of the Guidelines that native evergreens/firs will not be removed unless said trees are dead or pose an immediate threat to property. If necessary, a report from an authorized tree specialist (arborist) will be required, at the requesting homeowner's expense. In the event an arborist opinion is required, the submittal will be placed in abeyance and the thirty-day clause voided. Removal of other trees may be approved. Removal of landscape trees and plantings is permitted .
2. With regard to trees in cutting preserves and common property, no tree will be removed unless a particular problem exists or the tree is dead. Approval is required, as outlined in Item 1 listed above.
3. Contact adjoining property owners, especially where trees/vegetation to be removed are located in cutting preserves.
4. Mark all trees to be cut.
5. The approved permit must be on-site during the cutting of trees.
6. Dispose of limbs and waste from lot.
7. ALL WORK MUST BE COMPLETED WITHIN THE ALLOTTED TIME FRAME. RETURN OF THE ACC POSTCARD (BLUE) WILL BE REQUIRED FOR FINAL INSPECTION AND CLOSE OF FILE.

### Procedure

1. Homeowner submits application, marks the trees to be cut, and contacts adjoining property owners.
2. Committee inspects trees and, if necessary, requires applicant to provide written opinion from an arborist as to their condition, approves or denies permit, and notifies applicant of decision. MCCA will remove those identified trees on MCCA property.
3. Homeowner and Committee will establish a time frame for completion of all work .
4. Homeowner cuts trees, disposes of wastes, and replaces cut trees.
5. Committee inspects cuts, insures proper disposal of wastes, and insures replacement of trees (if required). The signature below verifies that the applicant has reviewed the above stated policy and procedures, and agrees to abide by all Guidelines and terms of approval as directed by this form and the Architectural Control Committee. Further, the signature serves as "Right of Entry" for members of the Committee for the purpose of plan review.

                              3/1/12

Applicant Signature          Date

☐ Owner requests ACC Members call before entering the property for inspections or discussion of project specifics.



COMMUNITY ASSOCIATION

ESTABLISHED 1973

Architectural Control Committee  
Plan and Specification Review Determination  
Additions Application

Architectural Control Committee approval includes esthetic feature only and does not imply or warrant any structural integrity. This approval is not based on an engineering review of the site plan or structure.

Submittal # :

Date Submitted :

ATTACH PAINT  
SAMPLES HERE

ACC Insp. Month

ACC Insp.

Inspection Notes:

1. Applicant Information:

Applicant Name: AL MASSENA Phone #: 425 385 3312

Applicant Address: 1720 K63 RD PL SE MILL CREEK WA 98012

2. Site Information:

Lot #: 57 Division: AMBERLEIGH

Site Address: SAME

3. Type of Structure:

Deck: \_\_\_\_\_ Patio: \_\_\_\_\_ Hot Tub: \_\_\_\_\_

Addition: \_\_\_\_\_ Separate Building: \_\_\_\_\_ Other (specify): Air Conditioning

4. Description of Structure:

(Include exact location, type of materials, style color, etc.)

5. Proposed Construction Drawings:

IMPORTANT: Please include a sketch of the property on the next page of this form (per item #3 of "Basic Policy for Additional Construction" attached.) An elevation drawing or a perspective drawing of the proposed construction must also be attached to this form (per item #2 of "Basic Policy for Additional Construction".)

Pursuant to the provision of Article VIII, Paragraphs 8.1, 8.2 and 8.2.1, 8.2.2, 8.2.3, 8.3, 8.3.1, 8.3.2, and 8.3.3, and Article IX of the MILL CREEK DECLARATION OF COVENANTS, the following determination by the Architectural control Committee is hereby granted:  
Approval subject to the following changes:

Rejected for the following reasons:

( ) Approve ( ) Reject

( ) Approve ( ) Reject

( ☒ ) Approve ( ) Reject

( ☒ ) Approve ( ) Reject

( ☒ ) Approve ( ) Reject

Date:

SUB-ASSOCIATION (IF APPLICABLE) Condominiums & Townhomes

Date:

George Vernon, ACC Chairman

Date: 6-1-05

Date: 6-1-05

Date: 6/6/05

9 June 05



COMMUNITY ASSOCIATION

ESTABLISHED 1973

Proposed Construction Drawing  
(Property Sketch):

GREEN BELT  
S

FENCE

PATIO

PROPERTY LINE FENCE

← 7' → [ALUMINUM CARRIER  
37" WIDE 14.5" DEEP 25" HEIGHT  
68 DB VERY QUIET

FENCE

FRONT  
PORCH

FRONT YARD

N

Architectural Control Committee  
*Basic Policy for Additional Construction*

*Additions Page 3*

\*\*ALSO SEE THE ACC GUIDELINES\*\*

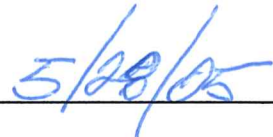
Any additional construction upon a building site must be submitted to and approved by the Architectural Control Committee prior to commencement. In the event approval has not been received, a "Stop Work Order" will be issued until such time when the property paperwork has been received and processed by the MCCA office. As part of the submittal procedure, the following information must be furnished to the ACC before the submittal is acted on:

1. Detailed information, written or printed, on type of addition that is planned for the site. This information should include exact location, finished dimensions, color, style, materials, etc.
2. An elevation drawing or a perspective drawing of the proposed additional construction sufficiently detailed so as to show the appearance of the addition and its relationship to the existing structure.
3. A sketch of the property showing the relationship between the proposed addition and all other adjacent structures. It is the homeowner's responsibility to locate and identify all property markers, both at the site and on the sketch included with the submittal.
4. As a matter of record, a projected completion date is requested by the owner. The self-addressed postcard included with written approval must be returned to the Association Office upon completion of the project so final inspection may occur and the submittal file closed. If any extension of the completion date is necessary, or the project is canceled/postponed, the Association Office should be notified.
5. Approved plans are subject to final inspection if deemed necessary by the Committee. All plans become the property of the Association and will be filed in the lot file. In case of changes, plans should be resubmitted to the Committee prior to construction. Variance from approved plans may be subject to the change at the homeowner's expense or removal at the discretion of the Committee.

This signature verifies that the applicant has reviewed the above policy, and agrees to abide by all guidelines and terms of approval set forth on the application attached. Signature also implies "Right of Entry" for members of the ACC for the purpose of plan review.



Applicant Signature



Date

☐ Owner Requests ACC Members Call Before Entering Property For Review (*discuss specifics of project, pet in yard, children at home alone, etc.*)



December 1, 2004

Albert & Christina Massena  
1720 163rd Place SE  
Mill Creek, Washington 98012

Re: Covenant Complaint #944  
Amberleigh / Lot#57

Dear Mr. and Mrs. Massena,

The primary purpose of the Mill Creek Community Association and its covenants is to protect the desirability of the members' properties. The Board of Directors has empowered its Covenant Committee to work with members to that end. The Committee has received a covenant enforcement request regarding the structure on the back of your patio. The Mill Creek Community Association does not have record of your application for this structure. Please apply with the enclosed "additional work application" for an after the fact evaluation from the Mill Creek Community Association Architectural Control Committee.

As owner you should be aware that this condition violates the community's agreed upon rules and can negatively affect property values. Attached is a copy of the Restrictive Covenants applicable for your review.

A review of this matter is scheduled for 10 days from date of this letter.

If you have any questions please feel free to contact me.

Thank you for your cooperation and consideration in this matter.

Respectfully,  
For the MCCA Covenant Committee

*copy*  
Sarah E. Orr  
Administrative Assistant

Encl.: Covenant Response Form ✓  
Declaration of Restrictive Covenants 9.1.1 ✓

Cc: Lot File  
Amberleigh HOA ✓

*✓ All enclosed and mailed  
12/01/04*

15714 Country Club Drive • Mill Creek, Washington 98012

PHONE 425.316.3344 FAX 425.357-9737 E-MAIL sarah@mcca.info WEBSITE www.mcca.info



February 8, 2005

Al Massena  
1720 163<sup>rd</sup> Place SE  
Mill Creek, WA 98012

Re: Application #7362  
Amberleigh / Lot#57

Dear Mr. Massena,

The Mill Creek Community Association has investigated the above application, and has concluded that MCCA has no authority to approve it without Amberleigh's Board of Directors or Architectural Control Committee approving the application.

If you wish to resubmit this application at a later date with Amberleigh's approval, please do so.

If you have any questions please call Mary Ann at (425) 316-3344.

Sincerely,

Sarah E. Orr  
Administrative Assistant

Cc: Amberleigh HOA  
Lot File

Encl: Copy of Application #7362

15714 Country Club Drive • Mill Creek, Washington 98012

---

|                    |                  |                        |                       |
|--------------------|------------------|------------------------|-----------------------|
| PHONE 425.316.3344 | FAX 425.357-9737 | E-MAIL sarah@mcca.info | WEBSITE www.mcca.info |
|--------------------|------------------|------------------------|-----------------------|

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COMMUNITY ASSOCIATION

ESTABLISHED 1977  
MERRY CHRISTMAS

Architectural Control Committee  
Plan and Specification Review Determination  
*Additions Application*

Architectural Control Committee approval includes esthetic feature only and does not imply or warrant any structural integrity. This approval is not based on an engineering review of the site plan or structure.

Submittal #:

7362

Date Submitted:

12/6/04

ATTACH PAINT  
SAMPLES HERE

ACC Insp. Month

ACC Insp.

Inspection Notes:

1. Applicant Information:

Applicant Name: AL MASSENA

Phone #: 425 385 3312

Applicant Address: 1720 163 RD PL SE

2. Site Information:

Lot #: 57

Division: AMBERLEIGH

Site Address: SAME

3. Type of Structure:

Deck: \_\_\_\_\_ Patio: ENCLOSURE Hot Tub: \_\_\_\_\_

Addition: \_\_\_\_\_ Separate Building: \_\_\_\_\_ Other (specify): \_\_\_\_\_

4. Description of Structure:

(Include exact location, type of materials, style color, etc.)

PATIO ENCLOSURE, CLEAR CEDAR, CLEAR STAIN

5. Proposed Construction Drawings:

IMPORTANT: Please include a sketch of the property on the next page of this form (per item #3 of "Basic Policy for Additional Construction" attached.) An elevation drawing or a perspective drawing of the proposed construction must also be attached to this form (per item #2 of "Basic Policy for Additional Construction".)

Pursuant to the provision of Article VIII, Paragraphs 8.1, 8.2 and 8.2.1, 8.2.2, 8.2.3, 8.3, 8.3.1, 8.3.2, and 8.3.3, and Article IX of the MILL CREEK DECLARATION OF COVENANTS, the following determination by the Architectural control Committee is hereby granted:

Approval subject to the following changes:

\* WILL RECONSIDER IF AMBERLEIGH APPROVES

Rejected for the following reasons:

DOES NOT CONFORM TO EXISTING FENCE'S IN  
DESIGN AND HEIGHT

( ) Approve ( ☒ ) Reject

Jon Erickson Date: 12/07/04  
SUB-ASSOCIATION (IF APPLICABLE) Condominiums & Townhomes

( ) Approve ( ) Reject

Date:

( ) Approve ( ☒ ) Reject

George Vernon, ACC Chairman

Date: 24 Dec 04

( ) Approve ( ) Reject

Date:

Strangely ( ☒ ) Approve ( ) Reject

R J Iverson Date: 1/11/05

Beautiful project & both adjoining neighbors have no problem with this. This is not a safety problem & it would be against common sense to tear this arbor down. R Iverson



WINSLOW SUBDIVISION

Architectural Control Committee  
Plan and Specification Review Determination  
Additions Application Page 2

COMMUNITY ASSOCIATION

ESTABLISHED 1973

Proposed Construction Drawing  
(Property Sketch):

GREENBELT

OPEN ARBOR TOP

6 FT HIGH

4 FT HIGH

PATIO

HOUSE

1720 163 PL SE

MILL CREEK

57" HIGH

STREET SIDE

163 RD PL SE

LOT 58 71 & INGER WONG  
OPEN ARBOR TOP  
6 FT HIGH

Architectural Control Committee  
*Basic Policy for Additional Construction*

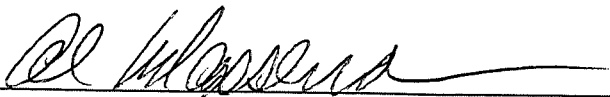
*Additions Page 3*

\*\*ALSO SEE THE ACC GUIDELINES\*\*

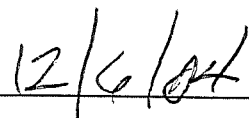
Any additional construction upon a building site must be submitted to and approved by the Architectural Control Committee prior to commencement. In the event approval has not been received, a "Stop Work Order" will be issued until such time when the property paperwork has been received and processed by the MCCA office. As part of the submittal procedure, the following information must be furnished to the ACC before the submittal is acted on:

1. Detailed information, written or printed, on type of addition that is planned for the site. This information should include exact location, finished dimensions, color, style, materials, etc.
2. An elevation drawing or a perspective drawing of the proposed additional construction sufficiently detailed so as to show the appearance of the addition and its relationship to the existing structure.
3. A sketch of the property showing the relationship between the proposed addition and all other adjacent structures. It is the homeowner's responsibility to locate and identify all property markers, both at the site and on the sketch included with the submittal.
4. As a matter of record, a projected completion date is requested by the owner. The self-addressed postcard included with written approval must be returned to the Association Office upon completion of the project so final inspection may occur and the submittal file closed. If any extension of the completion date is necessary, or the project is canceled/postponed, the Association Office should be notified.
5. Approved plans are subject to final inspection if deemed necessary by the Committee. All plans become the property of the Association and will be filed in the lot file. In case of changes, plans should be resubmitted to the Committee prior to construction. Variance from approved plans may be subject to the change at the homeowner's expense or removal at the discretion of the Committee.

This signature verifies that the applicant has reviewed the above policy, and agrees to abide by all guidelines and terms of approval set forth on the application attached. Signature also implies "Right of Entry" for members of the ACC for the purpose of plan review.



*Applicant Signature*



*Date*

- ☐ Owner Requests ACC Members Call Before Entering Property For Review (*discuss specifics of project, pet in yard, children at home alone, etc.*)

## Mary Ann Baggenstos

---

**From:** Sarah Orr [sarah@mcca.info]  
**Sent:** Wednesday, December 08, 2004 7:57 AM  
**To:** Mary Ann Baggenstos  
**Subject:** FW: COMPLAINT #944

-----Original Message-----

**From:** almassena@excite.com [mailto:almassena@excite.com]  
**Sent:** Tuesday, December 07, 2004 5:57 PM  
**To:** kerickso@comcast.net  
**Cc:** tmunko@earthlink.net  
**Subject:** COMPLAINT #944

TO: JON, TONI AND SARAH I JUST WANTED TO LET EVERYBODY KNOW THAT WE WILL ABIDE BY WHATEVER MCCA HAS TO SAY IN THIS MATTER. I WOULD LIKE TO SAY THAT I SHOWED AND HAVE SIGNED PLANS FOR THE LANDSCAPE PROJECT THAT WE BEGAN IN THE SPRING OF '04" (SEE SARAH). I WENT DIRECTLY TO INGER WONG AND TO THE GAMBLE'S TO SHOW WHAT I WAS ENTERTAINING AT THAT TIME NO ONE HAD ANY OBJECTIONS. A COMPLAINT WAS MADE AND I DID HAVE A CONVERSATION ABOUT WHAT I COULD DO TO MAKE THE PROBLEM RIGHT. BOB AND I AGREED THAT WE WOULD WAIT UNTIL THE TREES GOT IN TO SEE IF THAT WOULD ABSCURE THE VIEW TO THE BACK YARD AND THE OFFENDING FENCE. I EXPLAINED AT THE TIME THAT I WOULD, IF THAT WAS NOT, ENOUGH THAT I WOULD CHANGE THE FRONT FENCE TO THE PROPER SPACING THAT THE OTHER SHORT FENCES HAVE. I HAVE NEVER HEARD FROM ANYONE AFTER THAT CONVERSATION. TONY! I FIND IT AMAZING THAT EVERYONE HAS 100% RECALL ON THIS MATTER, IF SO WHY DIDN'T SOMEONE COME DOWN AND SAY THIS HAS NEVER BEEN APPROVED STOP WORK IMMEDIATELY. LET TAKE FULL RESPONSIBILITY FOR NOT CONTACTING MCCA I SHOULD HAVE AND I DIDN'T I WANTED TO GET ON WITH THE CONTRACTING OF THE PROJECT WE LEFT FOR VACATION AND I FORGOT TO FOLLOW UP. WHAT CAN I SAY I MADE A MISTAKE. I LOOK FORWARD TO THE RESOLUTION OF THE COMPLAINT AL AND CHRIS MASSENA

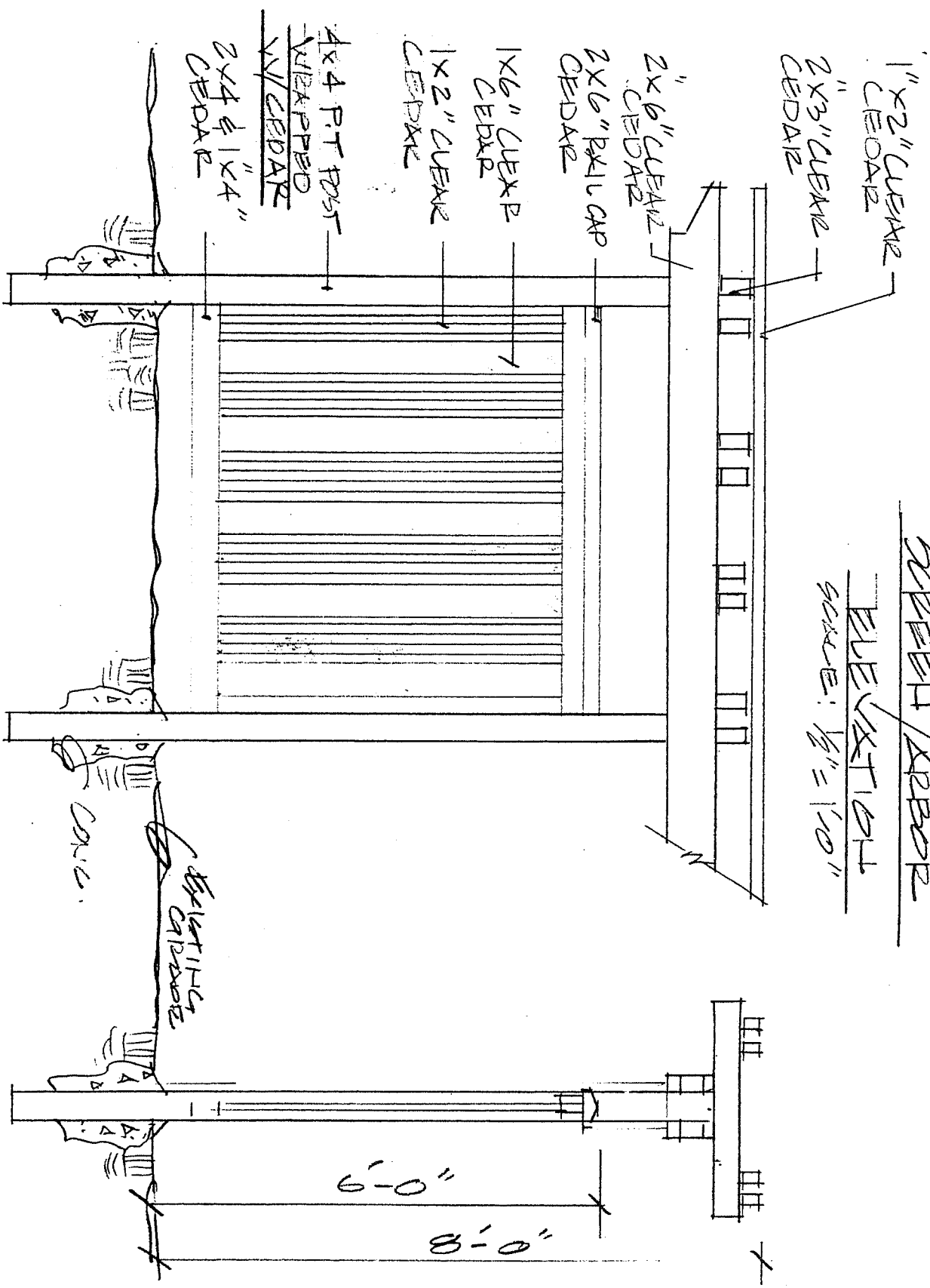
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Join Excite! - <http://www.excite.com>  
The most personalized portal on the Web!

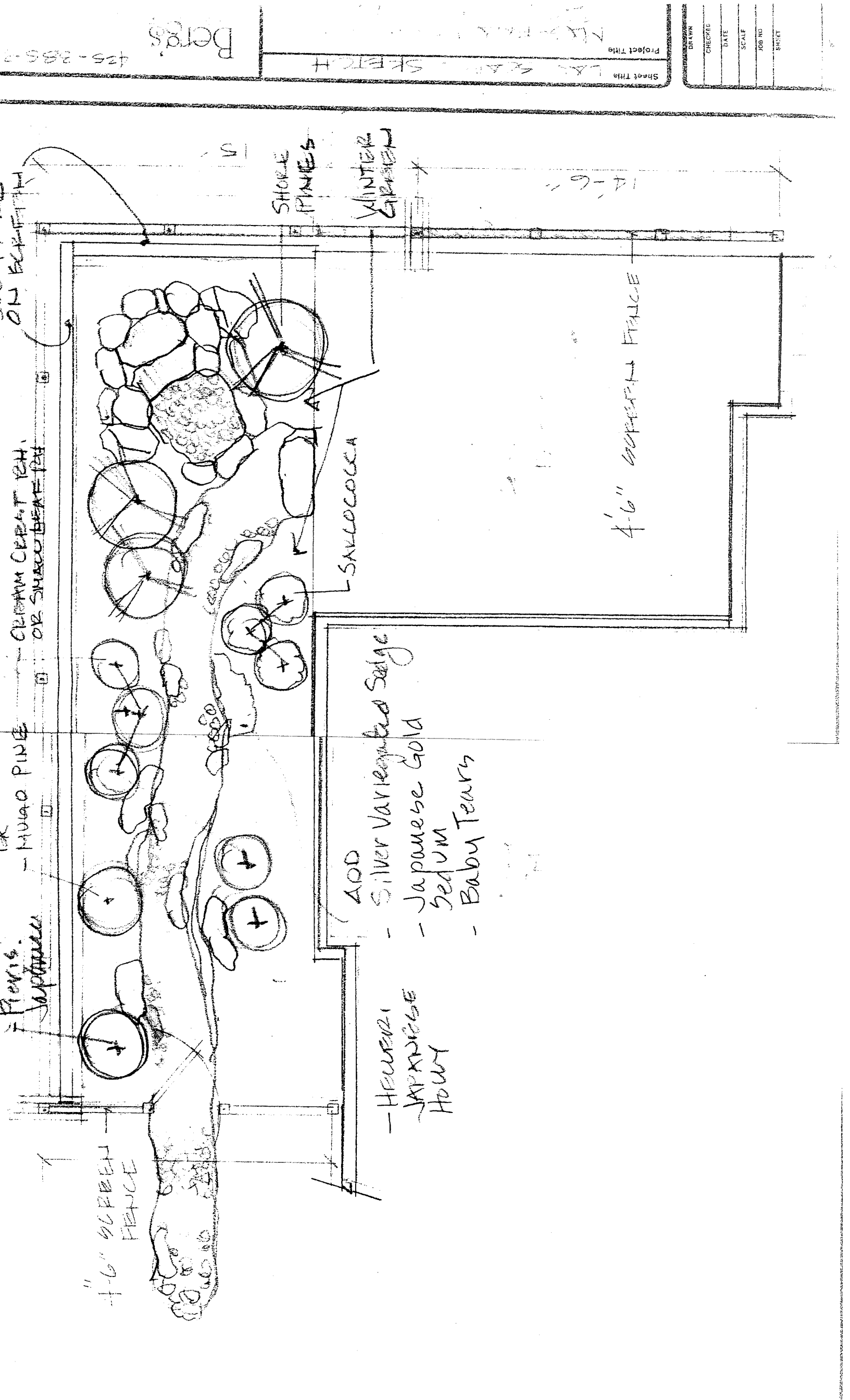
SCREEN / ARBOR

ELEVATION

SCALE: 1/8" = 1'-0"







ON EXISTING  
- CRANM CEMENT PATH  
OR SHACO BEAT PATH  
- MUQAO PINE  
- Ficus Japanese

4'-6" GREEN FENCE

SHORE PINES  
WINTER GREEN

SALICOCOA

ADD  
- Silver Variegated Sedge  
- Japanese Gold Sedum  
- Baby Tears  
- HEUREN  
- JAPANESE HONEY

4'-6" GREEN FENCE

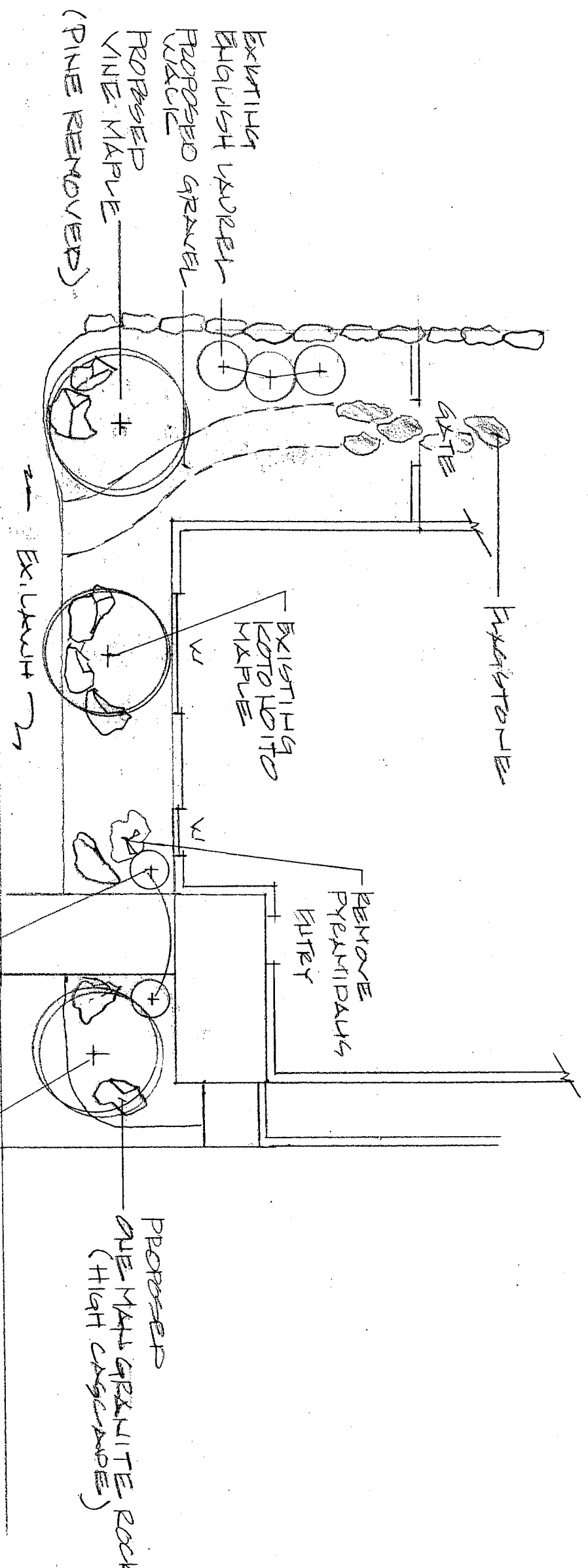
14'-6"

Berg's

SKETCH

Sheet Title  
Project Title

|         |
|---------|
| DRAWN   |
| CHECKED |
| DATE    |
| SCALE   |
| JOB NO  |
| SHEET   |



NOTE: WE PROPOSE TO ADJUST THE  
 EXISTENCE & BOUNDARY



Architectural Control Committee  
Plan and Specification Review Determination  
Exterior Painting Permit

mc

Architectural Control Committee approval includes esthetic feature only and does not imply or warrant any structural integrity. This approval is not based on an engineering review of the site plan or structure.

Submittal # :  
601916

Date Submitted :  
7/18/01

1. Applicant Information:

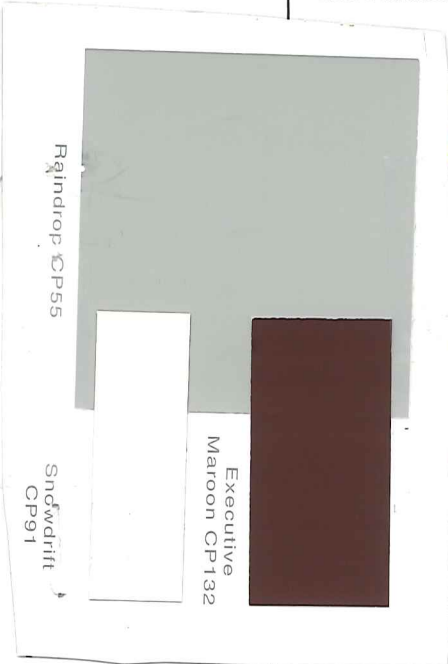
Applicant Name: AL MASSENA Phone #: 385-3312

Applicant Address: 1720 163<sup>RD</sup> PL. SE. Mill Creek

2. Site Information:

Lot # : 57 Mill Creek Subdivision # AMBERLEIGH

Site Address : 1720 163<sup>RD</sup> PL SE



Please attach all color samples):  
raindrop Trim: white +shutters Doors: maroon

... colors and the use of either semi-transparent or solid color stains are strongly encouraged.  
... the provision of Article VIII, Paragraphs 8.1, 8.2 and 8.2.1, 8.2.2, 8.2.3, 8.3, 8.3.1, 8.3.2,  
... and Article IX of the MILL CREEK DECLARATION OF COVENANTS, the following  
... on by the Architectural control Committee is hereby granted:

Subject to the following changes:

... for the following reasons:

Completion Date:

(As agreed upon by the representative of the Architectural Control Committee and the applicant):

( ) Approve ( ) Reject

( ☒ ) Approve ( ) Reject

( ☒ ) Approve ( ) Reject

George Vernon, Chairman

R. Q. Vernon Date: 7/17/01

M. Carberry Date: 7-22-01

The decision of the majority of the members of the Committee shall be the decision of the Committee (Article VIII, Paragraph 8.3.2).



February 8, 2005

Jon Erickson  
Amberleigh HOA  
16323 17<sup>th</sup> Avenue SE  
Mill Creek, WA 98012

Re: Application #7362  
Al Massena, Amberleigh, Lot#57  
1720 163<sup>rd</sup> Place SE

Dear Mr. Erickson,  
In careful study and investigation, Mill Creek Community Association's Architectural Control Committee has decided that the Amberleigh Architectural Committee has jurisdiction over this matter.

Mill Creek Community Association Architectural Control Committee has found that this trellis does not present a safety issue. In addition, the trellis is not in violation of Mill Creek Community Association Architectural Guidelines because the size and placement are within the Architectural Guidelines.

The Mill Creek Community Association Architectural Control Committee found that there are similar examples located throughout the association and in Amberleigh.

If this were an application in any of the single-family division's even after-the-fact the Mill Creek Community Association Architectural Control Committee would unanimously approve the application.

If you have any questions please call Mary Ann at (425) 316-3344.

Sincerely,

Sarah E. Orr  
Administrative Assistant

Cc: Lot File  
Anthony Munko, Amberleigh HOA Treasurer

Encl: Application #7362

15714 Country Club Drive • Mill Creek, Washington 98012

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|                    |                  |                        |                       |
|--------------------|------------------|------------------------|-----------------------|
| PHONE 425.316.3344 | FAX 425.357-9737 | E-MAIL sarah@mcca.info | WEBSITE www.mcca.info |
|--------------------|------------------|------------------------|-----------------------|

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February 8, 2005

Al Massena  
1720 163<sup>rd</sup> Place SE  
Mill Creek, WA 98012

Re: Application #7362  
Amberleigh / Lot#57

Dear Mr. Massena,  
The Mill Creek Community Association has investigated the above application, and has concluded that MCCA has no authority to approve it without Amberleigh's Board of Directors or Architectural Control Committee approving the application.

If you wish to resubmit this application at a later date with Amberleigh's approval, please do so.

If you have any questions please call Mary Ann at (425) 316-3344.

Sincerely,

Sarah E. Orr  
Administrative Assistant

Cc: Amberleigh HOA  
Lot File

Encl: Copy of Application #7362

15714 Country Club Drive • Mill Creek, Washington 98012

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|                    |                  |                        |                       |
|--------------------|------------------|------------------------|-----------------------|
| PHONE 425.316.3344 | FAX 425.357-9737 | E-MAIL sarah@mcca.info | WEBSITE www.mcca.info |
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COMMUNITY ASSOCIATION

ESTABLISHED 1978  
MERRY CHRISTMAS

Architectural Control Committee  
Plan and Specification Review Determination  
*Additions Application*

Architectural Control Committee approval includes esthetic feature only and does not imply or warrant any structural integrity. This approval is not based on an engineering review of the site plan or structure.

Submittal #:

7362

Date Submitted:

12/6/04

ATTACH PAINT  
SAMPLES HERE

ACC Insp. Month

ACC Insp.

Inspection Notes:

1. Applicant Information:

Applicant Name: AL MASSENA Phone #: 405 385 3312

Applicant Address: 1720 163 RD PL SE

2. Site Information:

Lot #: 57 Division: AMBERLEIGH

Site Address: SAME

3. Type of Structure:

Deck: \_\_\_\_\_ Patio: ENCLOSURE Hot Tub: \_\_\_\_\_

Addition: \_\_\_\_\_ Separate Building: \_\_\_\_\_ Other (specify): \_\_\_\_\_

4. Description of Structure:

(Include exact location, type of materials, style color, etc.)

PATIO ENCLOSURE, CLEAR CEDAR, CLEAR STAIN

5. Proposed Construction Drawings:

IMPORTANT: Please include a sketch of the property on the next page of this form (per item #3 of "Basic Policy for Additional Construction" attached.) An elevation drawing or a perspective drawing of the proposed construction must also be attached to this form (per item #2 of "Basic Policy for Additional Construction".)

Pursuant to the provision of Article VIII, Paragraphs 8.1, 8.2 and 8.2.1, 8.2.2, 8.2.3, 8.3, 8.3.1, 8.3.2, and 8.3.3, and Article IX of the MILL CREEK DECLARATION OF COVENANTS, the following determination by the Architectural control Committee is hereby granted:

Approval subject to the following changes:

\* WILL RECONSIDER IF AMBERLEIGH APPROVES

Rejected for the following reasons:

DOES NOT CONFORM TO EXISTING FENCE'S IN  
DESIGN AND HEIGHT

( ) Approve ( ☒ ) Reject

Jon Erickson Date: 12/07/04  
SUB ASSOCIATION (IF APPLICABLE) Condominiums & Townhomes

( ) Approve ( ) Reject

Date:

( ) Approve ( ☒ ) Reject

George Vernon, ACC Chairman

Date: 24 Dec 04

( ) Approve ( ) Reject

Date:

Strongly ( ☒ ) Approve ( ) Reject

R J Iverson Date: 1/17/05

Beautiful project & both adjoining neighbors have no problem with this. This is not a safety problem & it would be against common sense to tear this arbor down. R Iverson



WINSLOW SUBDIVISION

COMMUNITY ASSOCIATION

ESTABLISHED 1973

Proposed Construction Drawing  
(Property Sketch):

GREENBELT

OPEN ARBOR TOP

6 FT HIGH

4 FT HIGH

PATIO

HOUSE

1720 163 PL SE

MILL CREEK

57" HIGH

STREET SIDE

163 RD PL SE

LOT 53 TI # INGER WONG  
OPEN ARBOR TOP  
6 FT HIGH

Architectural Control Committee  
***Basic Policy for Additional Construction***

*Additions Page 3*

\*\*ALSO SEE THE ACC GUIDELINES\*\*

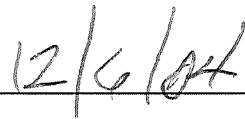
Any additional construction upon a building site must be submitted to and approved by the Architectural Control Committee prior to commencement. In the event approval has not been received, a "Stop Work Order" will be issued until such time when the property paperwork has been received and processed by the MCCA office. As part of the submittal procedure, the following information must be furnished to the ACC before the submittal is acted on:

1. Detailed information, written or printed, on type of addition that is planned for the site. This information should include exact location, finished dimensions, color, style, materials, etc.
2. An elevation drawing or a perspective drawing of the proposed additional construction sufficiently detailed so as to show the appearance of the addition and its relationship to the existing structure.
3. A sketch of the property showing the relationship between the proposed addition and all other adjacent structures. It is the homeowner's responsibility to locate and identify all property markers, both at the site and on the sketch included with the submittal.
4. As a matter of record, a projected completion date is requested by the owner. The self-addressed postcard included with written approval must be returned to the Association Office upon completion of the project so final inspection may occur and the submittal file closed. If any extension of the completion date is necessary, or the project is canceled/postponed, the Association Office should be notified.
5. Approved plans are subject to final inspection if deemed necessary by the Committee. All plans become the property of the Association and will be filed in the lot file. In case of changes, plans should be resubmitted to the Committee prior to construction. Variance from approved plans may be subject to the change at the homeowner's expense or removal at the discretion of the Committee.

**This signature verifies that the applicant has reviewed the above policy, and agrees to abide by all guidelines and terms of approval set forth on the application attached. Signature also implies "Right of Entry" for members of the ACC for the purpose of plan review.**



*Applicant Signature*



*Date*

☐ Owner Requests ACC Members Call Before Entering Property For Review (*discuss specifics of project, pet in yard, children at home alone, etc.*)

## Mary Ann Baggenstos

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**From:** Sarah Orr [sarah@mcca.info]  
**Sent:** Wednesday, December 08, 2004 7:57 AM  
**To:** Mary Ann Baggenstos  
**Subject:** FW: COMPLAINT #944

-----Original Message-----

**From:** almassena@excite.com [mailto:almassena@excite.com]  
**Sent:** Tuesday, December 07, 2004 5:57 PM  
**To:** kerickso@comcast.net  
**Cc:** tmunko@earthlink.net  
**Subject:** COMPLAINT #944

TO: JON, TONI AND SARAH I JUST WANTED TO LET EVERYBODY KNOW THAT WE WILL ABIDE BY WHATEVER MCCA HAS TO SAY IN THIS MATTER. I WOULD LIKE TO SAY THAT I SHOWED AND HAVE SIGNED PLANS FOR THE LANDSCAPE PROJECT THAT WE BEGAN IN THE SPRING OF '04"(SEE SARAH). I WENT DIRECTLY TO INGER WONG AND TO THE GAMBLES TO SHOW WHAT I WAS ENTERTAINING AT THAT TIME NO ONE HAD ANY OBJECTIONS. A COMPLAINT WAS MADE AND I DID HAVE A CONVERSATION ABOUT WHAT I COULD DO TO MAKE THE PROBLEM RIGHT. BOB AND I AGREED THAT WE WOULD WAIT UNTIL THE TREES GOT IN TO SEE IF THAT WOULD ABSURE THE VIEW TO THE BACK YARD AND THE OFFENDING FENCE. I EXPLAINED AT THE TIME THAT I WOULD, IF THAT WAS NOT, ENOUGH THAT I WOULD CHANGE THE FRONT FENCE TO THE PROPER SPACING THAT THE OTHER SHORT FENCES HAVE. I HAVE NEVER HEARD FROM ANYONE AFTER THAT CONVERSATION. TONY! I FIND IT AMAZING THAT EVERONE HAS 100% RECALL ON THIS MATTER, IF SO WHY DIDN'T SOMEONE COME DOWN AND SAY THIS HAS NEVER BEEN APPROVED STOP WORK IMMEDIATLY. LET TAKE FULL RESPONSIBILITY FOR NOT CONTACTING MCCA I SHOULD HAVE AND I DIDN'T I WANTED TO GET ON WITH THE CONTRACTING OF THE PROJECT WE LEFT FOR VACATION AND I FORGOT TO FOLLOW UP. WHAT CAN I SAY I MADE A MISTAKE. I LOOK FORWARD TO THE RESOLUTION OF THE COMPLAINT AL AND CHRIS MASSENA

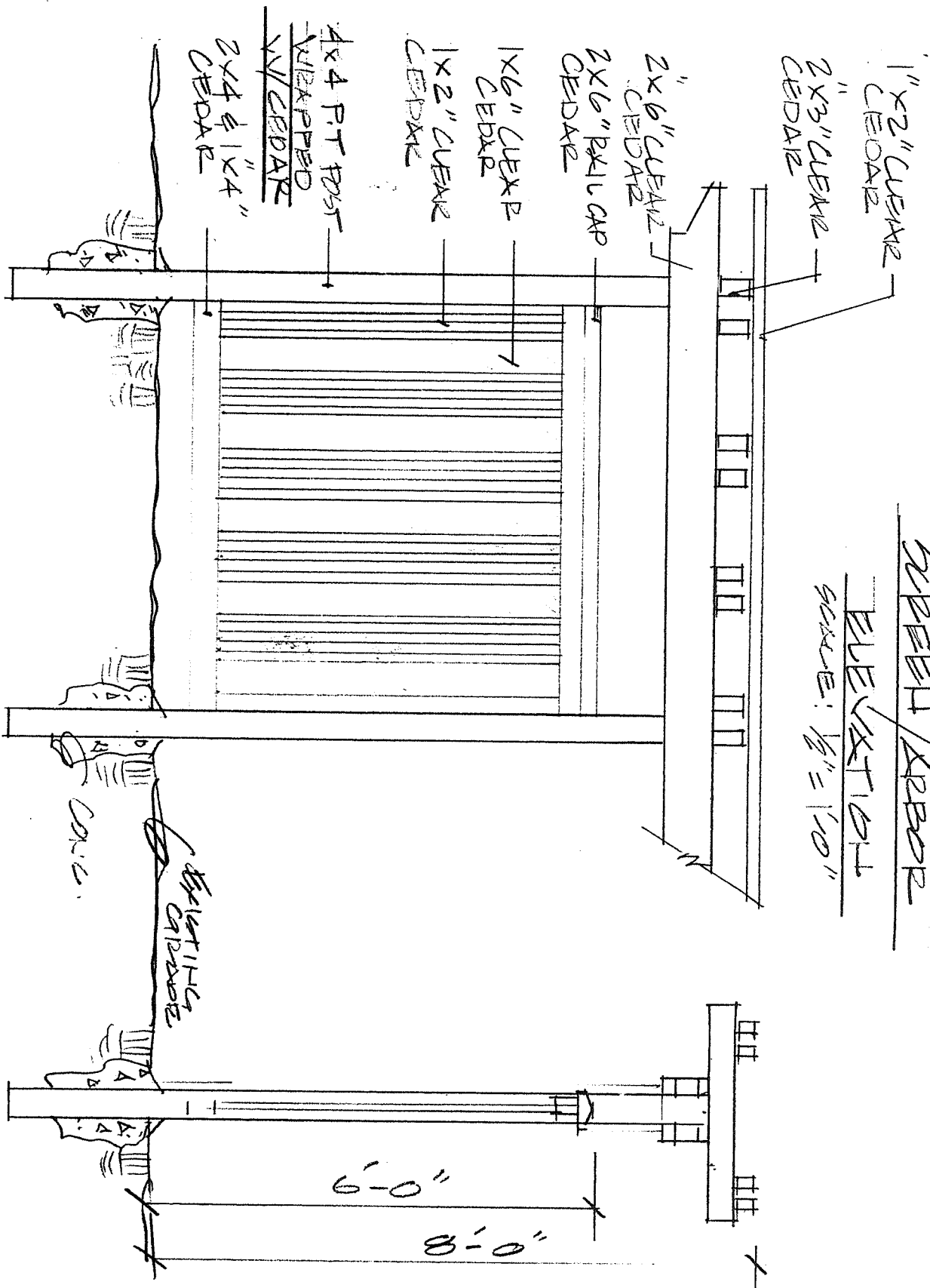
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The most personalized portal on the Web!

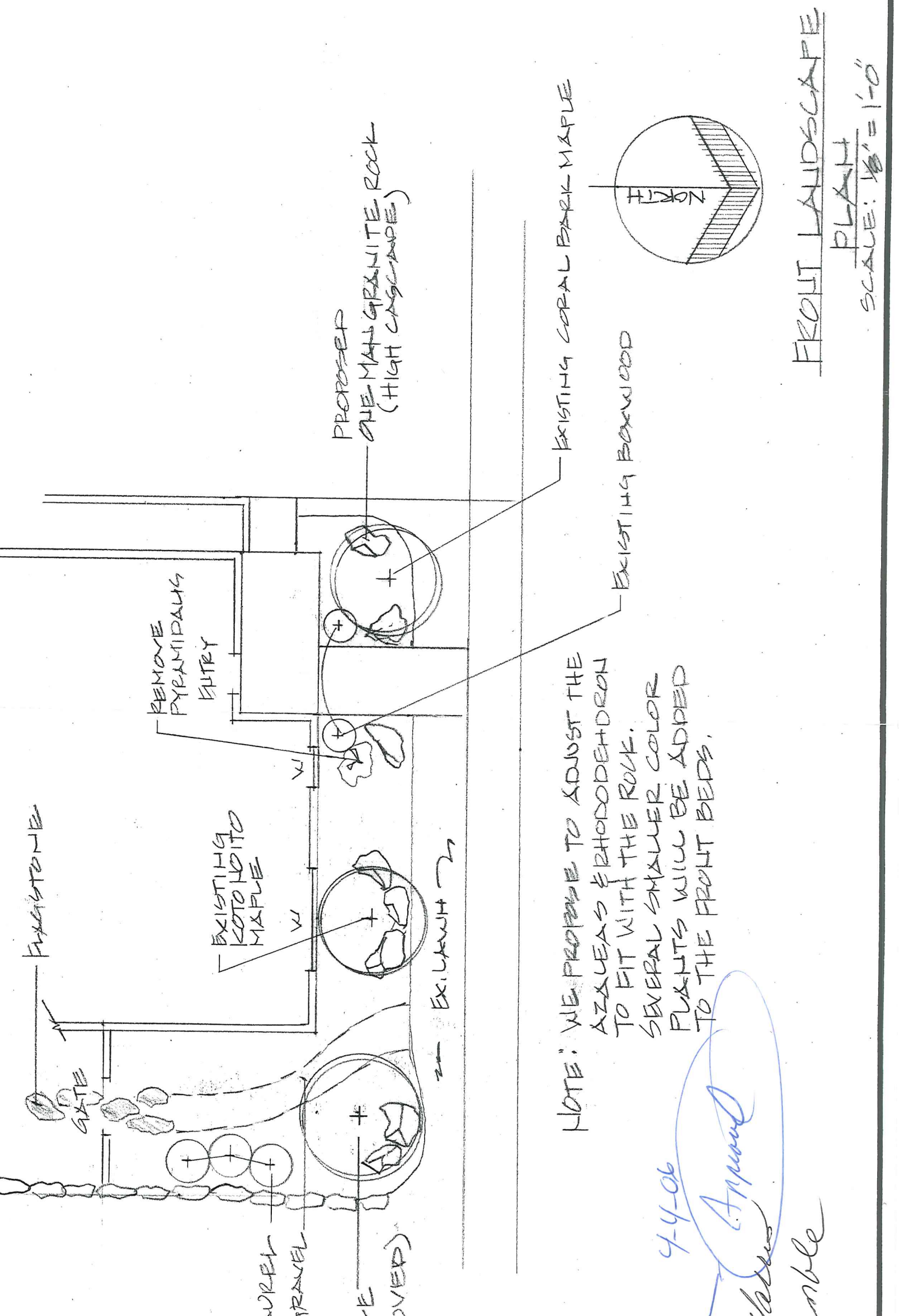
SPEED / APPRO

ELEVATION

SCALE: 1/8" = 1'-0"







STATION 10 A-10-01  
(6')

36'

EXHIBIT 10

Flora  
Japanese

EX  
MUGO PINE

CESTRA CESTRA 12H,  
OR SHACUBRE 12H

SCULPTURE  
ON EXHIBIT 10

4-6" SCREW  
HEUCE

- HAWAII  
JAPANESE  
HAWAII

AOD  
- SILVER VARIETY Sedge  
- JAPANESE GOLD  
- Baby Tears

SHILOCOCA

SHOKE  
FINES

WINTER  
CAPSULE

