



COMMUNITY ASSOCIATION

Architectural Control Committee Plan and Specification Review Determination **PATIO, DECK, A/C, HOT TUB APPLICATION** (page 1 of 3)

ACC approval includes aesthetic features 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. Please note: You may need the City of Mill Creek's permit and/or approval (425) 551-7254.

For MCCA Use Only

Submittal Number
16575

Date Submitted
5/16/22

**Please Attach
Color Samples
Here**

*Applications without
samples will not be
accepted.*

**Property owners
are responsible
for determining
all property lines,
locations, and
related
easements**

Application may be
mailed, emailed
(info@mcca.info), or
dropped off at the MCCA
Office (15524 Country
Club Dr, Mill Creek, WA
98012)

Applicant Information

Name Lisa Newsum

Ph.

Email Newsum, Lisa <lisa.newsum@sno.wednet.edu>

Site Information

Address 16346 18th Dr. SE

Division Amberleigh

Lot # 72

Type of Structure

Patio [] Deck [x] A/C Unit [] Hot tub []

Est. Start Date: 5/25/22

Est. End Date: 5/30/22

You must attach a diagram, picture, or brochure of the proposed unit and show the exact location of the unit relative to your home and property lines.

Pursuant to the provision of Article VIII, paragraphs 8.1, 8.2, 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:

(X) Approve () Reject Michael Beaumont Date: 5/16/22

Condominiums & Townhomes ACC or Board Approval

(X) Approve () Reject Hilary Bublitz Date: 5/16/22

MCCA Administration

() Approve () Reject _____ Date: _____

Chair, Architectural Control Committee

() Approve () Reject _____ Date: _____

() Approve () Reject _____ Date: _____

() Approve () Reject _____ Date: _____



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IMPORTANT: Include a sketch of the proposed fencing describing location on the property, dimensions and style (see item #1 of "Basic Policy for Additional Construction" on page 3). Attach additional sheets if needed.

Proposed Construction/Location
Drawing (Property sketch):

Approval email from AM board:



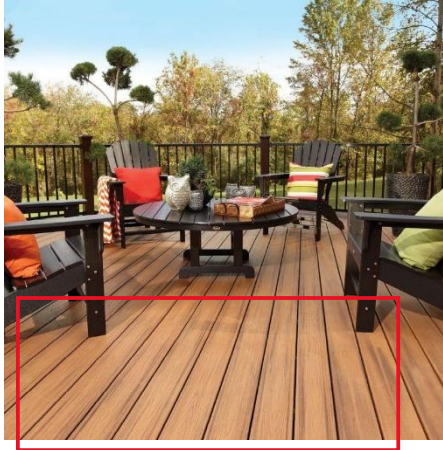
Morning Hilary
We have no issue with the deck, Mark would also
approve this.

thanks for the call

Michael
redrocket70@me.com

On May 16, 2022, at 11:27 AM, info <info@mcca.info> wrote:

<Patio-Deck-AC-App (5-10).docx>



This picture represents what the surface of the deck will look like; board sizes in widths of 4 inches. TREX decking is the product being used for the decking and the surrounding fascia; the fascia being a width of 6 Inches. These are the same dimensions as the original deck, which is being torn down due to extensive rot.



This photo shows a close-up of the TREX product we will use; the color is called Tiki Torch Sunset and will match the NEW surrounding privacy fence made of treated Cedar.



This picture illustrates the detail of the NEW, 6-foot surrounding privacy fence that will replace the need for a railing. Six feet tall with the final foot being lattice like the picture above. This and all other materials for the remainder of the fence and deck structure will be made of treated Cedar. This wood closely matches the TREX fascia in color and texture.

Information for Walker/Newsom DECK PLANS

16346 18th Dr. SE

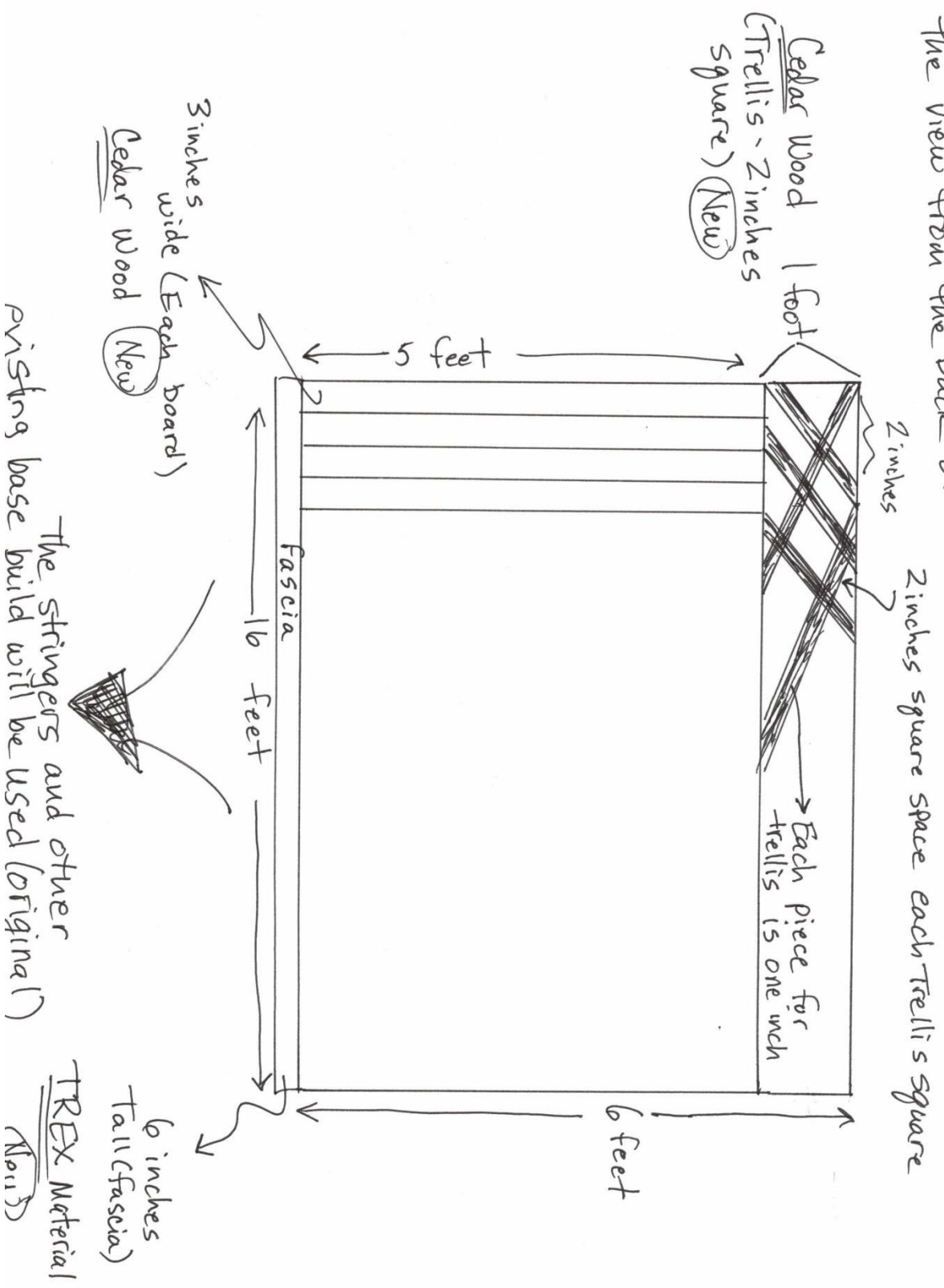
Amberleigh, Lot 72

Proposal: To replace the current deck, which is the original that was built with the house. The deck is rotted through in several places and is unsafe to walk on. In addition, we would like to replace the current railing with a 6-foot privacy fence.

Plan: The original size dimensions of the deck are 16 feet by 16 feet square with a 3-foot-high wooden railing with spacing of wooden rungs. The new structure will be using the TREX product and treated Cedar for all the new construction. From the exterior, both sides of the deck will be identical; a 6-foot-tall fence with NO SPACES between the boards and the final foot being cedar lattice.

The local builder we have contacted sees the job as being able to be completed within 5-7 days, is licensed, and insured. Cascade Woodworking is the company we have decided to hire. They are on the app Thumbtack and come with a 5 star rating for their decking work. CascadeWoodwork@gmail.com

This view represents the side view next to the walkway, as well as the view from the back of the house.





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Basic Policy for Additional Construction

****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 as 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 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. 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 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.

Lisa Newsum Dampon Walker

5/10/22

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.*)