

OCHL-12 HOMEOWNER'S ASSOCIATION

ARCHITECTURAL CONTROL COMMITTEE (ACC) MINUTES

ACC OFFICERS: Tom Deacon, Chair, David Baker, Secretary, Chazz Kawabori, Mike Richardson, Mike McMillan, Members, Lisa Richardson, Tom Black, Dennis Hutton, Al Prescott (Windward Bluff), Resource Members

August 7, 2018 Meeting

Attendees: Tom Deacon, David Baker, Chazz Kawabori, Michael McMillan, Al Prescott, Phil Falk, Dennis Hutton

1. Deacon called the meeting to order at 6:02 PM in the small meeting room at Mukilteo City Hall. A quorum (4) was present.
2. The July 2018 minutes were approved on motions by McMillan and Prescott.
3. View Protection/Stormwater Management: Regarding stormwater management, Deacon reported the city is still planning on running a camera down 10th Fairway drain(s). Nothing new to report. In Folsom's absence, we discussed the proposed city and golf course preliminary three year plan to address both golf course and Windward Bluff trees impairing views. Prescott will scheduling a meeting with Windward Bluff residents go over that portion affecting their association. We will be pushing for a more detailed timeline plan from the golf course for resolution.
4. Roof, Additions and Paint: (a) Baker advised one new paint request had been approved. (b) A previous request for a front fence from a Preswick Lane homeowner was denied with the homeowner encouraged to provide different fence proposals and meet with the ACC committee. No response at this point, (c) An over-sized shed application from another Preswick Lane homeowner had previously been denied with homeowner now agreeing to adhere to the CC&R's. (d) A new and revised application on a back deck at 6135 Bayview was discussed and approved. Baker to advise this homeowner approval premised on obtaining a city building permit and that the actual construction adhere to the plans submitted.
5. Landscape: An application for a front yard project at 5905 St Andrews Drive was approved after an onsite visit by Deacon and Baker. This involved basically the removal of a small grass area, replacing it with a patio, similar to previously approved applications.
6. Home Maintenance: (a) Previously approved letters to homeowners not meeting minimum CC&R requirements have not been sent as planned. Those homeowners having been identified by a survey/walkabout. Due to the delay, those properties will again be surveyed and if still deficient McMillan will send out the letters. (b) There have been boat and RV storage in driveway issues where homeowners have been advised of applicable CC&R policies and those issues resolved.
7. Open Space: (a) Bayview Park proposed project repairing/replacing wall planking discussed. It was decided to postpone this project until next year. The addition of new chips is still an active subject. Baker to get bids. (b) Our consultant addressing the Mukilteo Stop Work Order is nearing completion of their preliminary report mitigating the city's concerns. Once this is provided to the city and if they approve we should be able to quickly resolve this issue. (c) Both SeaScape and Premiere have been advised that contracted work on our trails and ponds have not been completed on a timely basis as required. Deacon and Baker to followup to with these two contractors. (d) Premiere's revised irrigation proposal had been circulated to both ACC and Board members and approved. There were no new comments/issues on this subject. (e) Clubhouse Lane Island #2 traffic obstruction discussed. The city responded to our inquiry that they saw no view impairment. The removal of shrubs replacing with ground cover or simply cutting the existing shrubs lower was discussed. No resolution at this point.
8. New Business: (a) Due to several members planning on being unavailable for the September 4th ACC/Board meeting, it was decided to recommend to the Board to postpone the meeting to September 11th. (b) A Premiere bid for \$750 to replace a large dead arborvitae at the St Andrews Drive entrance was just recently received and discussed. The bid included removal, the new plant

and special fertilizing. An arborist's report indicated the dry weather is the likely cause. The ACC approved this bid and will submit it to the Board for their approval.

9. Adjourned at 7:43 PM

10. Submitted by Dave Baker