



LAKE LIMERICK COUNTRY CLUB

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Lake Limerick Architecture and Building Committee  
Meeting Notes  
September 10, 2021

Meeting time 3:30 PM

Attendance: Chris Johannesen, Karen Summers, Odette Skinner, Sharon Hamilton

Guest: John Ingemi

Call to order at 3:30PM.

Reviewed new permits submitted – **Please see attached for complete list of September permit applications.**

- **Reviewed, approved – via email – permit issued:**
  - 01-062 161 E. Ballantrae Dr.: New Residence – all permits provided BOD approved. – No action needed, approved by Arch Committee.
  - 04-190 160 E. Olde Lyme Rd: shed -- 7/30 approved, need payment
  - 01-064 Ballantrae Drive: trees, clearing for recreational lot -- 8/13 approved, need payment
  - 01-032 511 Ballantrae Dr: Shed -- 8/29 approved, need payment
  - 03-048 370 E. Way to Tipperary St: fence, grading driveway -- 8/29 approved, paid
  - 02-276 610 E. St. Andrews Dr: Carport, shed, replace existing front porch -- 8/29 approved, need payment
  - 04-144 590 E. Dartmoor Dr: replace fence with picket fence -- NO PERMIT NEEDED
  - 03-249 280 E. Ballycastle Way: french drains -- NO PERMIT NEEDED
  - 04-008 211 E. Dalkeith Rd: Shed -- 9/7 approved, need payment
- **NEW – reviewed during Architecture Committee Meeting:**
  - Div 2 Lot 173 361 E. Road of Tralee: New Residence – current plot plan shows front of the house will be 26' from street front of property line. Sharon H. sent email and asked if they could move the house to minimum 30'. Owner responded with "yes, they will move the house back in order to be compliant".
  - Div 4 Lot 182 110 E. Olde Lyme Rd: Fence – 3 conditionally approved, 1 undecided (john recommends 25') – Karen S will go speak with her to understand more about her needs.
  - Div 3 Lot 103 2240 E. St. Andrews Dr N: Firewood Cover - **Approved**
  - Div 4 Lot 055 E. 171 Balbriggan Rd: Fence – Needs a plot plan to show where the fence is going – not approved. Sharon H. left voice message with owner to create plot plan for fencing
  - Div 3 Lot 036 240 E. Way to Tipperary: Pave driveway, paid – **approved but is not needed- just need to stay on their property and not the county line**
  - Div 2 Lot 283 680 E. St. Andrews Dr.: Carport - **approved**

- **Dock permits:**
  - 03-031 130 E. Way to Tipperary St: Replace floats on dock pending
  - 03-142 1131 E. Ballantrae Dr.: Dock 6/14 approved by L/D need payment
  - 03-038 280 E. Way to Tipperary: Dock 9/8 approved by L/D paid
  - 03-003 1002 E. St. Andrews Drive: Dock Inquiry by owner via email
  - 03-055 450 E. Way to Tipperary: Dock Inquiry
    - 9/9 - followed up - new owners are aware of the dock issue. Has pulled their dock onto shore in order to evaluate and figure out repairs. working with Teddy L. on this
    - 7/21 - Teddy L. following up with LLCC office on who new owner is -- previous owner had received a Dock/Float Infraction letter on February 3, 2020 regarding the condition of the dock.
- **For Discussion:**
  - Div 4 Lot 69/70A – 80 E Dunvegan - sprinkler system – Karen spoke with owner, does not need permit from Architecture Committee, but will need to contact office if they a backflow device to the home.
  - Div 4 lots 137, 138 & 139 – 520/530 E. Dartmoor Drive: Aparicio property – American Microhome – note that the 3 lots are small, and may not be “buildable” on their own. Arch Comm will continue to monitor the properties for any activity or permit applications coming in.
  - Dj’s property – may be using the “out building” for food services – does not have water – Should not be an issue for Arch Comm – county and health dept. inspections may be needed.
  - Div 2 Lot 304 - 960 E. St. Andrews Dr – letter received from contractor regarding work on their home – Sharon H. will email the contractor and notify them that a permit was not needed for their job and any issues outlined in their letter to LLCC should be directed to the homeowners.

#### New Business:

- Permit Fees – do we need to raise permit fees at this time? Unanimous “nay” from Arch Comm not to raise at this time. Will work with Compliance Committee if a fine is needed for negligent activity.
- Tiny House regulations/guidance – topic was discussed due to changes from county regulations on setbacks, drain fields and sewage, which has made it more difficult for smaller lots to build homes. Arch Comm in agreement that homes (tiny homes) smaller than 600 sq ft still not be allowed. They should follow the same rules as trailers/mobile homes.

#### Adjournment

#### NEXT MEETING:

- Date and Time: **Friday, October 8, 2021 3:30PM**
- Location: Crow’s Nest

BUILDING AND DOCK PERMITS - UPDATED SEPTEMBER 10, 2021

DATE RECEIVED	DIV-LOT	MEMBER	ADDRESS	WORK REQUESTED	PERMIT #	ACTION
3/26/2021	01-062	James Mirante	161 E. Ballantrae Dr.	New Residence	8/25 approved 7/9 - approved pending BOD approval paid \$50 4/2 #4261	8/25 approved by BOD - separate submission with county confirmed that it was not needed. 8/13 - rec'd county permit via email from owner. waiting for BOD approval to begin work 7/17 - BOD conditionally approved - need county permit for foundation 7/9 - reviewed during Arch Meeting, all setbacks met, county permits in place. APPROVED pending BOD approval 7/7 - rec'd updates and permits on plans with property and lot 6/19 - attended BOD meeting to explain situation. owners will be sending updates on status of county permits and activities to remedy the situation with the cabin. 5/5 - BOD and Compliance Committee have sent letter with explanation of violations and fine. 4/9 - reviewed application during meeting. all setbacks correct need county permits - septic not compliant - motion made for BOD review due to non-compliance of process -- see details on 4/9 Arch Comm meeting notes 3/27 - house is on the move 3/26 - rec'd permit application via email 3/22 - KS called both parties to get details and let them know that they need a county permit to move as well as LLCC Arch Permit to have house on lot 3/21 - rec'd email from Don Bird that a cabin was moving from Way to Tipperary to 161 Ballantrae
7/21/2021	04-190	Lonni and Melissa Lane	160 E. Olde Lyme Rd	shed	7/30 approved need payment #4266	7/30 - approved by AC 7/23 - forwarded to Arch Committee for review and feedback. - will need to add setbacks to plot plan 7/21 - rec'd via email from applicant.
8/11/2021	01-064	Sara Montalto	Ballantrae Drive	trees, clearing for recreational lot	8/13 approved need payment #4270	8/11 - submitted permit application - will review during Arch meeting 8/9 - discussion via email on proper wording to let them know that since there is not a house on the property, a permit application is required to be filled out with details of their plans of tree removal and future structure plans 8/5 - sent email asking if permit needed to clear trees on their property for a recreational lot
8/25/2021	01-032	Jim Howard	511 Ballantrae Dr	Shed	8/29 approved need payment #4279	8/29 - Approved by Arch Comm via email 8/26 - rec'd from office
8/25/2021	03-048	Don Bird	370 E. Way to Tpperary St	fence, grading driveway	8/29 approved paid #4275	8/28 - approved by OS and SH 8/26 - CJ spoke with owner to provide feedback on questions. Approved 8/25 - rec'd from office
8/28/2021	02-276	Jerry and Pat Heinlen	610 E. St. Andrews Dr	Carport, shed, replace exisiting front porch	8/29 approved need payment #4276	8/31 - received updated application - sent to committee to review again for approval. 8/30 - left message with owner to update cover application to just 1 with all activity 8/28 - rec'd from office -- would like to combine all 3 applications with one permit - KS, OS and SH approved
8/29/2021	04-144	Russ and Barbara Preuit/Carmichael	590 E. Dartmoor Dr	replace fence with picket fence	NO PERMIT NEEDED	8/29 - rec'd from Karen Summers - no permit needed

BUILDING AND DOCK PERMITS - UPDATED SEPTEMBER 10, 2021

DATE RECEIVED	DIV-LOT	MEMBER	ADDRESS	WORK REQUESTED	PERMIT #	ACTION
8/30/2021	03-249	Nicole Pence	280 E. Ballycastle Way	french drains	NO PERMIT NEEDED	8/30 - rec'd via email from owner - discussion via email with Arch Committee -- no permit needed
8/31/2021	04-008	Bruce Bronson	211 E. Dalkeith Rd	Shed	9/7 approved paid #4277	9/4 - Approved via email by Arch Comm 8/31 - rec'd via email from office, sent to Arch Comm
9/7/2021	02-173	Jacob and Heidi Clark	361 E. Road of Tralee	New Residence	paid	9/10 - reviewed during Arch Comm meeting. Setback of the home needs to be adjusted to minimum of 30ft. 9/7 - rec'd email that they have submitted application to office - will review during Friday Arch meeting
9/9/2021	03-103	Keith & Teresa Matches	2240 E. St Andrews Dr N	Firewood Cover	9/10 approved need payment #4278	9/10 - reviewed during Arch Comm meeting - APPROVED 9/9 - rec'd in office
9/9/2021	04-055	Rick Brown	E. 171 Balbriggan Rd	Fence	pending	9/10 - reviewed during Arch Comm meeting - need plot plan 9/9 - rec'd in office
9/9/2021	03-036	Jeffrey Roberts	240 E. Way to Tipperary	Pave Driveway	paid	9/10 - reviewed during Arch Comm meeting - no permit needed for driveway 9/9 - rec'd in office
9/9/2021	02-283	Rich Hamilton	680 E. St. Andrews	Carport	9/10 approved need payment #4280	9/10 - reviewed during Arch Comm meeting - approved 9/9 - rec'd in office

BUILDING AND DOCK PERMITS - UPDATED SEPTEMBER 10, 2021

DATE RECEIVED	DIV-LOT	MEMBER	ADDRESS	WORK REQUESTED	PERMIT #	ACTION
DOCK PERMIT APPLICATIONS						
5/11/2021	03-031	Kenneth and Dixie Scherting	130 E. Way to Tipperary St	Replace floats on dock		6/11 - L/D reached out to see if we could get more details of their replacement floats. 6/23 - left message with Schertings and asked if they needed additional assistance in completing application with plot plan 5/17 - L/D provided feedback that they need more details of the build to their dock. i.e. Plot plan showing layout, total square footage, setback from property lines, anchorage, data sheets on the tubs, etc. 5/12 - sent to Dean Dyson and L/D for clarification and review 5/11 - rec'd via email from office
6/2/2021	03-142	Kimberly Shelton	1131 E. Ballantrae Dr.	Dock Replacement	6/14 approved by L/D need payment #4248	6/14 - Approved by L/D 6/11 - updated app sent with all missing details 6/7 - L/D sent feedback to owner -1) Plot plan needs to be included showing the setback. 2) Need to be specific on the dock layout/configuration It appears the dock is based on 4' x 8' sections laid out in a T shape but difficult to tell based on the description.3) Need to identify the anchoring plan. Need to show which of the support posts will be augered into the lake bottom for anchoring. 6/2 - rec'd application via email from owner
7/19/2021	03-038	Erin and Kevin Dahl	280 E. Way to Tipperary	Dock	9/8 approved paid #4278	9/8 approved 9/7 owner provided info 8/20 - L/D follow up on floats 7/21 - L/D request more info on floats 7/19 - rec'd payment notification for new permit - previous permit had expired since it was issued in November 2019. sent to L/D for review and approval
7/21/2021	03-003	Chase Lipke	1002 E. St. Andrews Drive	Dock Repair	INQUIRY	8/23 - owner sent email inquiring about boat lift - also getting quotes on dock 8/11 - sent permit application via email - Teddy provided more feedback on docks and requirement 7/21 - talked to Christy - new owners, will be putting in a permit application for dock repair. Previous owner was Carolyn LePage.
7/21/2021	03-055	Edward Nockles & Casey Humphries	450 E. Way to Tipperary	Dock	INQUIRY	9/9 - followed up - new owners are aware of the dock issue. Has pulled their dock onto shore in order to evaluate and figure out repairs. working with Teddy L. on this 7/21 - Teddy L. following up with LLCC office on who new owner is -- previous owner had received a Dock/Float Infraction letter on February 3, 2020 regarding the condition of the dock.