

ESTHETICS CHECKLIST

ESTHETICS REVIEW BEGINS MAY 1, 2014

General Appearance: Front, side and back yards that are visible should be neat and free of trash and garbage cans. Tools, lawnmowers, wheelbarrow, etc, should be stored out of sight. No tarps are allowed within view of the street, parks or lakes.

Lawn, garden and shrubs: The lawn should be kept uniform, fertilized, mowed and edged with weed and moss control. Dead spots should be reseeded. Flower gardens and beds should also be free of weeds and overgrowth. Shrubs should be trimmed and undergrowth controlled. Dead items must be removed (ie. Weeds, grass, moss, bushes, grass, plants and trees). If you need yard maintenance assistance, the HOA gardening team will be able to give you a quote. They are in the neighborhood weekly during the Spring and Summer seasons.

Sidewalks: Sidewalks should be free of weeds and grass growing in the cracks. Accumulated needles and leaves should also be removed. Sidewalks should be neat and free of trash. The sidewalk in front of your home is your responsibility to weed and maintain.

Fences: Fences should be in good repair, painted, stained or sealed, with moss control. Reviews will note fences with missing boards.

Decks/Porches: Decks and porches should be free of moss, leaves and needles. They should be painted, stained or sealed. Decks or porches with missing boards or in poor condition will be noted.

Paint and Trim: Mold and moss should be removed. Houses with faded, flaking and peeling paint will be noted.

Driveways: Driveways should be free of weeds, moss or grass. Damages, crumbled or displaced driveways may require repair or replacement.

Roofs: Roofs should be free of moss, leaves, needles, etc. Reviews will note roofs in need of cleaning, repair or replacement.

Obstructions of sidewalks and hedges: Hedges, trees (including tree limbs) and shrubs should not obstruct the sidewalk. Low hanging limbs should be removed to allow for free, clear and unobstructed movement of pedestrians and vehicles, pursuant to Tacoma Municipal Code 9.18.50.

Unauthorized Structures and Attachments: Fences, storage sheds, etc should meet all Architectural Control Committee standards.

Homes will be reviewed from the street or sidewalk. In the case of backyards not visible from the street or sidewalk, homeowners are expected to maintain these same standards. Be a good neighbor!