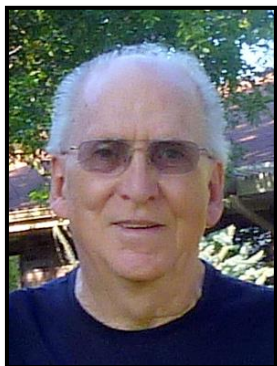


NELSON'S CREEK HOMEOWNERS ASSOCIATION

ARCHITECTURAL REVIEW COMMITTEE



My name is Ron Mercer and I am the Chairman of the Nelson's Creek Architectural Review Committee (ARC). My wife and I have lived in Nelson's Creek since building our home here in 1988, at the beginning of the Nelson's Creek development. I am a retired Architect, with 45 years of professional experience.

The Architectural Review Committee is a group of residents who volunteered to serve as a committee appointed by the Nelson's Creek Homeowner's Association. Our mission is to establish criteria and procedures to review and approve exterior home improvement projects that comply with the Nelson's Creek Covenants and Omaha building code, maintain visual consistency and protect property values. At the present time, our committee is comprised of four members; myself as chairman, along with Jeff and Sue Baldwin and Jerry Witthuhn. I have been given the authority to review and approve or disapprove applications for home improvements, unless further review requires the input of our full committee.

Our committee, along with the Nelson's Creek Homeowner's Association, is committed to maintaining an attractive and pleasant neighborhood of which we can all be proud. Let's all work together to achieve this commitment.

Thank You,

Ron

Ronald L. Mercer
Chairman, Architectural Review Committee
NELSON'S CREEK HOMEOWNERS ASSOCIATION
2419 Nelson's Creek Drive
402-493-0209
rmerc41@gmail.com

NELSON'S CREEK HOMEOWNERS ASSOCIATION

ARCHITECTURAL REVIEW COMMITTEE

April 17, 2018

Dear Nelson's Creek Neighbor,

Attached for your convenience is the standard application form for submission of any exterior home improvement project to the Nelson's Creek Architectural Review Committee. The form may be submitted by email or sent by the USPS to the Chairman of the Architectural Review Committee, Ronald L. Mercer whose name appears below.

The following is a list of acceptable roofing materials for the Nelson's Creek Subdivision. In addition, we have provided Nelson's Creek addresses where various types of shingles and colors may be viewed:

Acceptable Roofing Materials List for the Nelson's Creek Subdivision

<u>Manufacturer/Brand</u>	<u>Warranty</u>	<u>Color</u>
Fiberglass Laminate:		
Atlas Stormmaster Shake	Limited Lifetime	Weathered Wood Highland Brown Majestic Shake
Certainteed Presidential Shake	Limited Lifetime	Weathered Wood
Certainteed Presidential Shake TL	Limited Lifetime	Charcoal Black Chaparral Cedar
GAF Timberline Natural Shadow	Limited Lifetime	Weathered Wood
GAF Timberline Ultra HD	Limited Lifetime	Barkwood
GAF Timberline HD	Limited Lifetime	Charcoal
IKO Armourshake	Limited Lifetime	Chalet Wood Greystone
Owens-Corning Trudefinition Duration	Limited Lifetime	Driftwood
Owens-Corning Trudefinition Duration Storm	Limited Lifetime	Estate Grey
Tamko Heritage Vintage	50 Year	Weathered Wood
Tamko Heritage Premium	50 Year	Charcoal/Rustic Black
Metal:		
Decra Shake XD	50 Year	Antique Chestnut Pinnacle Grey

Roofing Installation Locations :

1. 2438 N. 149th St., Atlas, Stormmaster Shake, Weathered Wood.
2. 14717 Miami St., GAF Timberline HD, Weathered Wood.
3. 14712 Erskine St., Owens-Corning, Trudefinition Duration, Driftwood.
4. 14611 Corby St., Tamko Heritage Vintage, Weathered Wood.
5. 2309 N. 147th St., Certainteed, Presidential Shake TL, Weathered Wood.
6. 14527 Nelson's Creek Dr., Decra, Granite Grey.

Other Projects

All improvement projects affecting the exterior of your home must be submitted to the Architectural Review Committee for approval. This includes roofing, house or fence construction, remodeling, painting, staining, adding concrete and applying new siding, among others. The only improvement that does not require ARC approval is painting your house the same color it currently is. The Declarations of Covenants, Conditions and Restrictions for Nelson's Creek Subdivision specify that:

For new house additions, each applicant shall submit to the Architectural Review Committee the following documents, materials and/or drawings:

- a. Site plan indicating specific improvement and indicating Lot number, street address, grading, surface drainage and sidewalks.
- b. Complete construction plans shall include exterior elevations clearly indicating flues or chimneys, type and extent of siding, roofing, other faces and/or veneer materials.

The Acceptable Roofing Materials List for the Nelson's Creek Subdivision now includes a selection of materials that are available at most home improvement stores. The ARC is always open to suggestions on enhancing the process and welcomes the input of our neighbors via telephone or in person at our meetings. Please call any of us with your thoughts or comments, or if you would like to join the Nelson's Creek Architectural Review Committee.

Very Truly Yours,

Ronald L. Mercer

Ronald L. Mercer, Chairman,
ARCHITECTURAL REVIEW COMMITTEE
2419 Nelson's Creek Drive
Omaha, NE 68116
402-493-0209
rmerc41@gmail.com

NCHA Exterior Improvement Application

Name: _____ Date Submitted: _____

Address: _____ Phone Number: _____

E-mail Address: _____

PROPOSED IMPROVEMENT:

Roofing: Material (check one) Wood Shake Metal Fiberglass Laminate

Manufacturer/Brand: _____

Color: _____ Length of Warranty (50 yr. min): _____ yr.

Wind Resistance Rating (100 mph min): _____ mph

A non-returnable sample must be included for non-approved shingles.

Fencing: Material: _____

Style: _____

Height: _____ Finish/color: _____

Painting: Color: _____

A color chip must be included with this application.

Other: Please specify the type of improvement and provide blueprints and specifications.

For committee use only:

Approved _____ **Date:** _____

Denied _____ **Date:** _____

_____ **Date:** _____

Approval by entire committee required (attach signatures)
