



Architectural Inspections for Changes to your Property

Owner Responsibility & Compliance

The property owner is **fully responsible** for site preparation and compliance with inspection procedures. Failure to properly mark boundaries, accurately stake the site, or comply with setback regulations may result in non-timely approvals.

Inspection 1: Plan Submission & Review

- **Furnish verification of engineer-surveyed property boundaries.**
- Submit three (3) sets of plans, including a plot plan that indicates setbacks and the placement of the building or addition.
- The Architectural Committee will review the plans for compliance, including but not limited to setback requirements, roof type and color, and building color.
- Owners will be notified once the plans and required forms have been approved.
- Inspections will not be conducted for projects that do not follow the above procedures.

Inspection 2: Setback Inspection

Once the building forms have been constructed but **before any concrete is poured**, the owner must:

- Contact the WACC office to schedule the site inspection.
- Ensure the property is properly staked and strung according to the following guidelines:
 - A. The request for a setback inspection must be submitted **at least 24 hours before any concrete pouring is scheduled to begin.**
 - B. A taut line must be stretched from property corner markers (survey pins) to define lot boundaries and setbacks.

Inspection 3: Final Inspection

- Once the project is completed, the owner must contact the WACC office to schedule the final inspection.
- Property lines must be **staked and strung prior to requesting this inspection.**
- The Architectural Committee will verify the final construction and notify the owner upon approval.
- **Final approval remains contingent upon verification of all measurements and compliance with regulations.**

For further information or assistance, please contact the WACC office **before** starting any construction activity.

Phone: (530) 259-4646

Address: 177 LAW Drive, P.O. Box 1040, Chester, CA 96020

Email: wacc@lakealmanorwest.org