

Master Land Use Application

City of La Center, Planning Services

210 E 4th Street

La Center, WA 98629

www.ci.lacenter.wa.us

Ph. 360.263.7665 Fax: 360.263.7666

www.ci.lacenter.wa.us



Property Information

Site Address 822 E UPLAND Ave La Center WA 98629

Legal Description HCE Lot 69 311951 NE 1/4, S02, T4N, R1E

Assessor's Serial Number 986045603

Lot Size (square feet) 8028 sq

Zoning/Comprehensive Plan Designation LDR 7.5

Existing Use of Site House

Contact Information

APPLICANT:

Contact Name Danica R. Nwerem

Company Rejuvenate LLC

Phone 360 600 7714 Email dnwerem@gmail.com

Complete Address 822 E UPLAND Ave La Center WA 98629

Signature [Handwritten Signature]

(Original Signature Required)

APPLICANT'S REPRESENTATIVE:

Contact Name SAME

Company _____

Phone _____ Email _____

Complete Address _____

Signature _____

(Original Signature Required)

PROPERTY OWNER:

Contact Name SAME

Company _____

Phone _____ Email _____

Complete Address _____

Signature _____

(Original Signature Required)

Development Proposal

Project Name _____

Type(s) of Application Home Occupation

X Previous Project Name and File Number(s), if known _____

X Pre-Application Conference Date and File Number _____

Description of Proposal Massage Therapy

Hours of operation: TUE/WED/THURS 8:30 am - 3 pm

Business is limited to 3 clients per day
- Never more than one client at a time

All visitors park in driveway

No signs out - No advertising

Massage Therapist with 19 years experience

No employees

No Noise / light or Fumes outside the dwelling

Office Use Only

File # _____

Fees: \$ _____

Received By _____

Date Paid: _____

Date Received: _____

Receipt # _____

- Procedure: Type I
 Type II
 Type III
 Type IV

Notes _____

Heritage Country Estates Homeowners Association

c/o Association Management Services NW

7710 NE Vancouver Mall Drive
Vancouver, Washington 98662
Phone (360) 891-8060
Fax (360) 891-8829

April 26, 2023

To Whom It May Concern,

The Heritage Country Estates Board of Directors have reviewed Mrs. Nwerem's request to perform a home occupation of practicing Professional Massage Therapy with business hours of Monday thru Friday from 9:00 am to 2:00 pm.

The Board of Directors have approved her request if she continues to follow her provided written guidelines of providing private parking in her driveway for her clients, no advertising, signage, noise or smells and the business doesn't disrupt the peaceful enjoyment of her neighbors.

If you have any questions regarding the written approval or any other Association related matters, please feel free to contact AMS, NW at Samantha.Linam@ams-nw.com or at the phone number above.

Sincerely,

Samantha Linam
Association Business Manager
Association Management Services NW
On behalf of the Heritage Country Estates Homeowners Association Board of Directors

When recorded return to:

Alphonse Ekwueme Nwerem and Danica Rose
Nwerem

PO BOX 10260
BATTLE GROUND, WA 98604

Filed for record at the request of:



CHICAGO TITLE

COMPANY OF WASHINGTON

4601 NE 77th Ave., Suite 120
Vancouver, WA 98662-6730

Escrow No.: 622-151977

STATUTORY WARRANTY DEED

THE GRANTOR(S) Terese Lynn Ferguson, an unmarried woman

for and in consideration of Ten And No/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, conveys, and warrants to Alphonse Ekwueme Nwerem and Danica Rose Nwerem, husband and wife

the following described real estate, situated in the County of Clark, State of Washington:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Abbreviated Legal: (Required if full legal not inserted above.)

Lot(s) 69, Heritage Country Estates, Volume 311, Page 951

Tax Parcel Number(s): 986045603

Subject to:

SEE EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF