

Wellington Park HOA Board Meeting

Minutes

4/6/2021

Location: Clubhouse

Time: 6:30 pm

I. Call To Order

- A. President-Nora Roehm
- B. Vice Presidents- Bailey Barretto & Chris Franchi
- C. Secretary - Adam Powell
- D. Treasurer- Lynn Yanyo
- E. Member at Large - Richard Raymond
- F. Community Manager - Amy Johnson

II. Welcome New Board Members

III. Approval of last meeting's minutes

- A. Found here: [3/1/2021 Meeting Minutes](#)
 - i. This made motion to approve, Lynn second
 - 1. All in favor

IV. Homeowner Forum

- A. Q & A Period
 - i. No homeowners present

V. Annual Board Meeting Debrief

- A. What went well
 - i. Outdoors
 - ii. Speakers
 - iii. Good turnout
- B. What could be improved
 - i. Bailey to ask Amy about changing Annual Board Meeting from December to March

VI. Geese Update

- A. Discussion
 - i. 3 Geese remaining
 - ii. Return of other waterfowl

VII. Blood Drive

- A. Thursday April 15th from 2:00-7:00 PM

- i. Discussion

VIII. Zoning Request Update

- A. Town of Cary Meeting taking place Wednesday April 7th virtually at 6:00 PM

- i. Discussion

IX. Mailbox Violation Hearings

- A. Discussion

X. Median Bushes

- A. On Wellingborough

- i. Remove or cut back options

- 1. Discussion

- o Bailey made motion to remove bushes from the median and have stumps ground for \$600.00 from community member

- i. Richard Seconds

- ii. All in favor

- o Lynn made motion to plant liriopse seeds for cost to be determined

- i. All in favor

XI. Pool shed Termite Damage

- A. Discussion

XII. Pool Pergola

- A. Options for fixing/replacing

- i. Discussion

XIII. Pool Plaster

- A. Discussion

- i. Lynn moves to contract with Pinnacle to patch deep end of pool and repair baby pool for \$5,000 estimate

- 1. Chris seconds

- o All in favor

XIV. Baby Pool

- A. Quotes for Fixing

- i. Discussion encompassed in item XIII

XV. Covenant Votes

- A. HelloSign bill

- i. Bailey reimbursed \$195

- B. Ratification of the 188 Yes votes to pass the covenants. The total vote count was 220, with 32 voting no and 188 voting yes.

- i. Discussion

- ii. Chris motion to ratify 188 yes votes for Covenant changes

- 1. Bailey seconds

- o All in favor

XVI. Tennis Backboard

- A. Feasibility
 - i. Discussion
 - 1. Chris to look into materials and cost

XVII. RV Storage Lot

- A. Rules & Regulations Update and Discussion
 - i. Reading of rules & regulations
 - ii. Discussion

XVIII. Parking Issues

- A. Discussion
 - i. Bailey to research awareness campaign

XIX. Loud Music on Durlington

- A. Discussion
 - i. REDACTED

XX. H Which Land/Catherwood Corner Maintenance

- A. Discussion

XXI. Wellington Wahoos Update

- A. Information meeting for homeowners on 4/10

XXII. Quarterly Hand Delivered Newsletter

- A. Suggestion

XXIII. Committee Reports

A. Pond Committee Report

- i. Working on getting quotes for dredging

B. Social Committee Report

- i. Portable Mic & Speaker Purchase
 - 1. Use for HOA meetings as well as allow for use at Swim Meets
 - 2. Would need to be indoor/outdoor
 - 3. Reasonable budget?
- ii. Popcorn Machine Purchase

C. New Homeowner Committee

- i. No new homeowners last month

D. Pool Committee

- i. Plastering discussion

E. ARC Committee

- i. Need a new person for this
 - 1. Richard to join ARC committee

F. Tennis Committee

- i. No updates

XXIV. Old Business:

- A. Duncan Hill No Exit sign

i. No response from TOC

B. Pet Station Cans

XXV. Adjournment

A. Adjourned at 8:27PM