

Wellington Park HOA Board Meeting Minutes 6/7/2021

Location: Clubhouse

Time: 6:02PM

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. Approval of last meeting's minutes

- A. Found here: [HOA Minutes 5/3/21](#)
 - i. Bailey made motion to approve Minutes
 - 1. Lynn Second
 - 2. All voted in favor of approval

III. Revised Covenants Status

- A. Final Covenants are recorded with Wake Co.
- B. Nora adding to Wellington website

IV. Pond Dredging

- A. Budget
 - i. Discussion
 - ii. Board to consult with G2 Designs engineer
- B. Quotes
 - i. Steady Hauling quoted \$42,000 for dredging of both ponds. Board requesting references.
- C. Action Plan
 - i. All board members in favor of using funds split from pond reserves and general fund.
 - ii. Report to pond committee that they can proceed with action plan

V. Pool Maintenance

- A. Baby Pool
 - i. Two Quotes to hook up motor
 - 1. Nora moves to spend \$627 with Future Connections to hook up baby pool motor
 - Bailey Seconds motion
 - All members vote in favor of motion
- B. Pool Shed Termite damage
 - i. Structure looks good. Rich is going to look into repairing the floor. Will also look at fixing the fence to the trash enclosure at clubhouse
 - ii. Amy to request termite company to report on coverage
- C. Pool Railing
 - i. Chris to repair/paint railing off of sidewalk

VI. Pool Membership request from non-HOA members

- A. Discussion
 - i. Bailey to inquire with lawyer; Investigating

VII. Thurston/Wellingborough Rezoning

- A. Town of Cary Zoning Meeting 6/10/21
 - i. Discussion
 - ii. Petition was sent to the TOC
 - iii. Lynn to speak on behalf of the WP board

VIII. Median Maintenance Updates

- A. Mulch quotes
 - i. Discussion. Chris to get quotes.

IX. Fencing Regulation

- A. Discussion

X. Street Parking Violations

- A. Proposed awareness campaign
 - i. Discussion
 - ii. Campaign aimed for July

XI. Mailbox Violations

- A. Report on findings
 - i. Report from Rich, Adam, Amy
- B. Next Steps
 - i. Discussed hearing process / fines

- ii. Set hearing date July 12, 6:30PM

XII. Geese Control for 2022

- A. Discussion
 - i. Pricing: \$3,300 for two 13 week periods
 - ii. Bailey makes motion to set aside \$6,600 for geese removal in the 2022 budget
 - 1. Lynn seconds motion
 - 2. All vote in favor to set aside funds for 2022

XIII. Tennis Court

- A. Estimated \$600.00 to build backboard
 - i. Bailey motion to spend up to \$750 to instal tennis backboard
 - 1. Adam Seconds motion
 - 2. All vote in favor
- B. Quotes for Pickleball lines
 - i. Chris to look into repainting lines

XIV. Wellington Wahoos Updates

- A. Discussion

XV. Committee Reports/Updates

- A. Pond Committee
 - i. Continue to get reports from the pond company.
 - ii. Pond company removed debris around spill-way.
 - iii. Valve in large pond is very old, but will need eventual replacement.
- B. Social Committee
 - i. Movie nights - Jaws
 - ii. Trivia night
 - iii. Cocktail making class
- C. New Homeowner Committee
 - i. 1 New HO on Kirkfield
- D. Pool Committee
 - i. Attendant starts full time next week
 - ii. Will reinstate lost-and-found
- E. ARC Committee
 - i. No new requests
- F. Tennis Committee
 - i. No new updates

XVI. Old Business:

- A. Duncan Hill No Exit Sign
 - i. No update
- B. RV Storage Lot
 - i. Weed control discussion
 - 1. Amy to request pricing from landscaping company
- C. Community Garden
 - i. Discussion

XVII. Homeowner Forum

- A. One homeowner present

XVIII. Adjournment

- A. Adjourned at 7:54PM