

Wellington Park HOA Board Meeting

Minutes 8/2/2021

Location: Clubhouse

Time: 6:03PM

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

II. Discussion of Agenda in Open/closed meeting

- A. Discussion of Agenda format
- B. Discussion of community engagement in monthly meetings

III. Approval of last meeting's minutes

- A. Found here: [HOA Minutes 7/12/21](#)
 - i. Nora makes motion to approve 7/12/21 HOA Minutes
 - 1. Bailey seconds motion
 - o All vote in favor
 - i. Motion passes

IV. Budgetary Votes

- A. Vote to allocate funds in 2021 budget for replacing pool decking (pergola and club house).
 - i. Nora makes motion to replace decking in 2021 budget year for a cost up to \$50,000
 - 1. Chris seconds motion
 - o All members vote in favor
 - i. Motion passes
- B. Vote to allocate funds in 2022 budget for clubhouse inspection and possible foundation repairs.
 - i. Nora to ask Amy regarding annual termite inspection.
- C. Vote to allocate funds in 2022 budget for tennis court refurbishing.
 - i. Aim for 2024 budget

V. Trash Can Rules

- A. Discussion

VI. Tree hazard on Benedum lot

- A. Discussion

VII. Mailbox Violations

- A. Updates/Discussion

VIII. Committee Reports/Updates

- A. Pond Committee
 - i. Chris to call pond company regarding valve pricing
 - ii. New engineer quote
- B. Social Committee
 - i. Community Service day meeting Wednesday
 - ii. Back to school event
 - iii. Two more movies prior to pool closing
- C. New Homeowner Committee
 - i. No updates
- D. ARC Committee
 - i. No updates
- E. Pool Committee
 - i. Issue with software company resolved
 - ii. Chris to fix latch on the pool gate and the exterior and interior clubhouse door
- F. Tennis Committee
 - i. Chris to build backboard this month

IX. Old Business

- A. Pavement repair from Fiber work
 - i. No response from TOC
- B. Thurston/Wellingborough Rezoning
 - i. Discussion
 - ii. Next council meeting August 26
 - 1. Encourage residents to go to meeting and voice opinion
- C. Median maintenance
 - i. Complete
- D. Street parking
 - i. Discussion
- E. Wellington Wahoos
 - i. Season complete

- F. Neighborhood volunteer opportunities
 - i. Refer to social committee
- G. RV storage lot
 - i. No updates
- H. Community garden
 - i. Discussion
- I. Geese Control
 - i. Discussion

X. Homeowner Forum

- A. No homeowners present

XI. Adjournment

- A. Adjourned at 7:42PM