

THE WELLINGTON WORD

NOVEMBER 2018

Annual Deerfield Holiday Lights Carriage Rides

It is Plano's version of a Winter Wonderland ... Riding in a horse-drawn carriage through the streets of Deerfield to see the beautiful holiday lights.

Dates/Times: Dec 14, Dec 16 and Dec 20 at 5:30pm

Dec 19, Dec 28 and Dec 29 at 5:30pm, 6:30pm and 7:30pm

Dates and times are first come – first served, and they go fast, so sign up early!

Cost is \$10 for Wellington residents and \$15 for non-residents accompanying them.

For more information or to sign up, contact Jasmine or Patrick McCormick at 972-491-2029, or email us at WPMCarriageRide@yahoo.com

Holiday Decorating Contest

Let SBB know (contact info below) if you're interested in participating in our second exterior holiday home decoration contest, the judging by our SBB Community Manager and one of our BOD members will take place the week of December 10th. There will be first, second and third place gift cards awarded (\$75, \$50 and \$25) from Lowe's. So we hope many of you get in the spirit of the holidays. Remember all decorations should be removed by first part of January.

Please register your personal email at www.wpmhoa.org

Please register your personal email by going onto the www.wpmhoa.org website. SBB Management processes the registrations and it generally takes a couple of days for you to receive a response. They verify that no unauthorized users gain access to the protected portion of the website. It is easier, less costly and timelier to communicate with the neighborhood via email. The website was updated this year and it will be the best way for all homeowners to receive important emails and look up HOA information. This newsletter is being mailed to all Owners as a courtesy to remind you to register on the website. All further correspondence and emails will be available on the website only.

National Night Out

Thank you to everyone who participated in the National Night Out festivities October 2nd. It was another huge success. A special thank you to Chris Pedison of First Choice Loan Services, volunteer homeowner, coordinator and co-sponsor of this event; Landscape Professionals, our HOA landscaper; Tonia Felczer of Top Dog Real Estate, and homeowners.

2019 Annual Dues

Your 2019 mandatory annual dues will increase to \$350. Timely payment of your dues no later than January 31, 2019 is truly, sincerely appreciated!

Good Neighbor Reminders:

*Please consider parking as many of your vehicles as possible either in your garage or driveway. Keeping our narrow neighborhood streets clear enables emergency vehicles better maneuverability (especially on cul-de-sacs), won't interfere with mail delivery, keeps the roads clear so children are easily spotted and significantly improves the appearance of our neighborhood. Also please note City of Plano parking code requires parking with the traffic flow and parking parallel with sidewalks in cul-de-sacs. The City of Plano will ticket those vehicles that are parked with the opposite flow or traffic and too near mailboxes and fire hydrants.

* Please drive cautiously in our streets and alleyways as we have had close calls as a result of people driving too fast; especially when homeowners back out of their driveways. **Recently a homeowner's pet was hit and**

injured! Also, please remember you are responsible to maintaining the alleyways behind your property and this includes leaf pick-up.

* Please do NOT put out bulk trash items sooner than the Sunday before the monthly pick-up date, which during the gold week shown on City of Plano website.

* City of Plano garbage containers can be a hazard in alleyways when your neighbors are trying to back out of their driveways, identity thieves love to rummage through them and they are not very attractive. Wherever possible, please keep them out of alleys. It's understood this isn't always possible...just a suggestion. Also, please do not fill garbage cans so full that the wind could blow the contents around littering the neighborhood.

* Remember fire code requires that your house number should be easily identifiable both from the front and alleyways.

* Please be respectful of common area and neighbors' properties by cleaning up after your dog. Not leashing or cleaning up after your pets are City of Plano code violations as well as a violation within our HOA.

* All contractor signs should be removed within a week. Please remove all signs immediately after garage sale.

* Remember edging lawns, trimming shrubbery and trees, weeding plant beds, picking up leaves (not blowing them into neighbor's yard) and general exterior maintenance truly helps keep our neighborhood a desirable place to live and helps maintain our property values. Having empty, unmaintained planters in the front yard; neglected border stones and edging; out-of-season temporary yard art; clutter on front porches; newspapers and phone books lying in the front yard; etc. negatively impact a home's curb appeal.

As a result of our recently implemented enforcement policy, 78 violations were processed and of those 31 have been closed. Three properties have been fined to date. Thank you sooo much to everyone who has remedied any violation sent to them!! Also please note that just because you see something in a neighbor's yard, how their fence was installed, etc. doesn't mean it was approved.

Beautification

Remember if you're planning some exterior beautification projects, please remember you need to submit a Home Improvement form found on-line at www.wpmhoa.org or contact SBB Management. Just a reminder that fences should be installed with the finished side of fencing out in all public areas (poles inside). Also swings should be installed in backyards versus on the trees in the front yard and flags should be installed per flag policy found on the website.

We recently had the Legacy entrance power washed and damaged mortar replaced. Upgraded lighting at the Legacy/Colonnade entrance and river rock/winter creeper were added at Alcove/Archgate as well as Winter Creeper ground cover near the Colonnade/Tennyson entrance using the \$10K grant money we received from the City of Plano. River rock/winter creeper will be installed at Baldwin/Ohio entrance as well and more winter creeper and edging will be installed to mitigate dirt on sidewalks. We haven't heard anything more regarding a signal to be installed at the Ohio/Tennyson intersection.

For your information emerald zoysia (similar to Bermuda) and palisades zoysia (closer to St Augustine) are proven sod for shady areas. It is a bit more expensive but several homes in Wellington have used it with great results.

Six yard of the month awards were given out again this year between April and September; SBB Management handles that and often says the choices are so difficult. What a nice problem to have!!

Our next annual meeting will be held March 7, 2018 so be looking for those details in the future.

Your Board of Directors: Kristina Davies, Renee Cotton, Ken Bergly

SBB Management contact for any Homeowner Association issues or questions:
Debbie Macziewski, Community Manager: d.macziewski@sbbmanagement.com or 972.960.2800, ext. 394