

# Woodlands Weddington Home Owner's Association

Welcome to the April / May 2007 edition of the Woodlands / Weddington Homeowner's  
Association News letter

## **Neighborhood GARAGE/ATTIC/YARD SALE**

**Saturday, May 5  
8:00 a.m. 'til 12 noon**

**Put all those white elephants and other items you have  
not used in recent years in your driveway May 5 by 8:00  
a.m. (earlier if you can manage.)**

**Watch them turn into cash!**

Your junk can become someone else's treasure.

Questions? Call Janet Hobbs 704-785-9480.

## Mark Your Calendar:

**Annual Meeting** - Sunday, May 6 at 3pm at the pool. Come learn about all that has been accomplished this year; receive the budget and vote on next year's officers

## Board Officers

Please consider being in a leadership capacity in our community by serving as an officer of the HOA Board of Directors. If you are interested, please contact one of the officers. Positions vacant beginning May 1 are: Secretary, Treasurer, and Assistant Treasurer.

## Block Captains

In last edition, we asked for your help to serve as "Block Captain" (BC). A BC will

- a. Help distribute newsletters
- b. Inform the Board of concerns
- c. Help organize events

Special thanks to Sue Kelly for agreeing to serve as a block captain.

If interested, please contact one of the officers

## Baby Sitting

Babysitter, CPR certified and references.

Contact Paige (Landale Ct)

704-788-3507 or 704-701-7841  
after 7pm.

## A word of thanks from our President!

Thank you to the following people that helped spruce up the pool area by donating their time and talent this past weekend. Dave Raulerson, Edward Scott, DeLea Blane, Tony Marciano, Edward Marciano, John Mastro and Robert and Kathy DiBianca.

The new trees and bushes are in and soon the parking lot will be repaved. Please be patient and don't drive onto the parking lot while it is closed for this work.

There is still a little work left to be done and it will progress over the next week or two.

The health inspection will occur this week and so we can open on May 1st.

Please keep the pool rules in mind

A) No glass containers. If there is a chance of any broken glass getting into the pool, it will need to be drained and cleaned, closing the pool for an extended period.

B) No disposable diapers in the pool. This is a county health requirement.

C) Guests (such as children's friends) must be accompanied by an HOA member over the age of 18.

D) The pool hours are 5am to 10pm. No parking or use of the pool area is permitted after 10pm and is considered trespassing. The Concord Police have been asked to patrol the area.

Robert DiBianca

## Goods or Services Available

If you have any goods or services (ex. baby sitting, lawn mowing, car washing, etc) you would like to promote in a newsletter, contact Tony Marciano

## Architectural Review Forms

Architectural Review Form (ARF) is required when making any external changes to your home such as adding an addition, fencing, etc. ARF are required for sheds. Please check with a Board member if you have any questions.

## Pool Opening:

**With our pool about to open on May 1<sup>st</sup>, please review the Pool Rules and Regulations so we can all have a safe and memorable summer**

### The Woodlands/Weddington Pool Rules and Regulations

The intended use of the Woodlands Pool is to accommodate the residents of this community and is not a public pool.

To accommodate the needs of our residents, the following rules and regulations have been adopted and will be endorsed so that all Woodlands residents can enjoy the pool for its intended use.

1. Each Woodlands property owner shall be issued a pool pass/key. Any family delinquent in property owner dues shall have all pool privileges revoked until said dues are paid in full.
2. The pool hours shall be as follows: Monday thru Sunday 9am – 10pm. Exceptions to this are as follows: 1. Lap swimming will be permitted between the

- hours of 5:30am – 9:00am. Early hours are only for adults 21 years and over.
3. The dates of pool operation for swimming will be May 1<sup>st</sup> – October 1<sup>st</sup>.
4. The pool may not be used for private parties at any time.
5. No animals shall be allowed in the pool area at any time.
6. No running, horseplay, and/or boisterous conduct or inappropriate language shall be permitted in or around the pool area.
7. No bicycles, skateboards, roller skates or similar devices as deemed by the Pool Committee shall be permitted in the pool area. Bike parking is to the right side of the handicap parking space as you face the pool.
8. No extension cords of any kind shall be used around the pool area. Radios powered by battery are permitted only when audio levels are kept within an acceptable range.
9. No Diving. Diving is not permitted because of the shallow depth of the pool.
10. Swimmers must wear appropriate apparel and may not enter the pool with cutoffs or similar clothing.
11. No glass containers are permitted within the pool area. No one with cuts, infectious diseases, Band-Aids and/or bandages shall be permitted in the pool.
12. No food, drink, or gum is allowed in the pool. This constitutes a health hazard as well as interferes with the drainage and pump equipment.
13. Absolutely **NO DISPOSABLE DIAPERS** will be permitted in the pool. Children not toilet trained must wear cloth diapers and rubber pants that are fitted around the legs and waist. This is a Cabarrus County Health Regulation.
14. Persons under the age of 14 must be accompanied by a parent, legal guardian, and/or other designated resident of the Woodlands over the age of 18.
15. Residents shall be permitted guests subject to the following terms and conditions:
  - a. Guests must always be accompanied by a Woodlands

- Home Owners Association  
Member over the age of 18.
- b. No family members below the age of 18 can bring a guest unless accompanied by a Woodlands Home Owner or Guardian.
  - c. If the Woodlands Home Owner or family member leaves the pool, the guest must also leave.
  - d. Six guests per household per visit are allowed.
16. Smoking will be permitted in the pool area in the designated area only. The opposite side of the pool area from the cabana has been designated as the smoking area. No smoking is allowed in the bathrooms or covered area.
  17. No one is allowed in the pump house unless designated by the Pool Committee and on official pool business.
  18. Everyone is encouraged to limit shower time as much as possible due to the increased cost of water and sewage. Shower is for rinsing purposes only. No soap or shampoo is allowed.
  19. Absolutely no swimming alone (per NC Health Department)
  20. After pool hours, anyone in the pool area shall be considered trespassers, home owners or not.
  21. Enforcement of these rules and regulations shall be deemed as appropriate by any Pool Committee member and shall include any Woodlands Home Owner, as well as the Board of Directors. Enforcement shall include:
    - a. 1<sup>st</sup> offense – warning
    - b. 2<sup>nd</sup> offense – 1 day suspension of pool privileges
    - c. 3<sup>rd</sup> offense – 1 week suspension of pool privileges
    - d. 4<sup>th</sup> offense – the parents and/or Woodlands Home Owners Association member must meet with the Pool Committee at the committee's convenience. Appropriate action will be taken (including possible fine)

The Woodlands Pool Committee members request that all members of the Woodlands Home Owners Association share in the responsibility of enforcing these rules and regulations.

Anyone committing an offense or rule violation that costs the Homeowners Association additional money for the cleaning and/or chemicals will be charged to the homeowner responsible with a minimum charge of \$25.

The Woodlands Pool Committee reserves the right to change, delete, and/or add to the above listed rules and regulations as the need arises, with the approval of the Board of Directors.

**Please Help Keep our Pool  
Safe –  
No Glass Containers  
around the Pool !!!**

**Board Officers**

Pres	Robert DiBianca
Phone	704 789 9233 rdibianca@ctc.net
VP	Tony Marciano
Phone	704 789 9015 tdmarciano@vnet.net
Sec	Scott Mahoney
Phone	704 795 0956 scott727@carolina.rr.com
Treas	John Mastro
Phone	704-701-1177 jbm13@carolina.rr.com
A/Treas	Ellis Hopper
Phone	704-575-3647 EllisHopper@carolina.rr.com

**Special Thanks...**

to Scott Hannah of Systel Office  
Automation for printing our newsletter as  
a courtesy to the neighborhood.