

**WELLINGTON COMMONS ARC MEETING**  
**\*\*\*\*\*MINUTES\*\*\*\*\***  
**14 Jul 09**

**ATTENDEES:**

-Ken Polk, Chairman  
-Laura Marsh  
-Ben Lord

Meeting Called to Order 7:05 pm

**APPLICATION REVIEW:** No Application Submitted

**REVIEW OF UPDATED MANAGEMENT INSPECTION LIST:**

Comment:

Refer to ARC Email (from Laura Marsh) dated 7 Jul 09, subject: Walk Thru Inspection - The ARC conducted a follow-up community inspection on 30 May 09 (see attachment - ARC Site Inspection Spring 2009). Serious violations were cited during this inspection. The ARC is concerned that violations from its inspection were not included in Management's Update.

**FOLLOW-UP COMMUNITY INSPECTION -RECOMMENDED TONE OF SECOND LETTER:**

Comment:

The ARC recommends that the tone of second letter to homeowners for violations be "Strong". Regulation should be referenced in each letter. Recommend letter state that violation(s) must be taken care of in 30 days from the date of the letter. In the event that violation(s) is not taken care of during this timeframe, homeowner will be called to hearing. Previous letters should be kept on file.

NOTE: Management must assume responsibility for all violations (whether violation was cited by Management or the ARC)

**OTHER ISSUES:**

Comments:

-Side walk violation (6138 WCD): ARC members feel that this is not a violation. Recommend that violation be taken off of Management Inspections List.

- Because of other commitments, there will be no ARC representation at the 16 Jul 09 Board Meeting.

Meeting Adjourned 7:38 pm

Next ARC Meeting is scheduled for 18 Aug 09

//ORIGINAL SIGNED//

Kenneth Polk

Chairman, Wellington Commons ARC