

Wellington Northeast Neighborhood NEWSLETTER SPRING 2016

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John Frank	President	773-9279
Matt Heffernan	V-President	796-8400
Elizabeth Davenport	Secretary	773-3561
Rob Place	Treasurer	776-1042

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Sec. 2	Trish Walter	776-1176
Sec. 3	Justin Wisnewski	201-0748
Sec. 4	Larry Mathews	316-1514
Sec. 5	Judy Hancock	773-8422
Sec. 6	Brian Strauss	509-3863
Sec. 7	Holly Johnson	318-0448
Sec. 8	Brett Adkins	812-219-5235
Sec. 9	Elizabeth Davenport	773-3561
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Sec. 11	Ryan Cooper	797-7850
Sec. 12	Dixie Justice	965-3397
Sec. 13	Adrienne Jones	776-2753
Sec. 14	John Rexrode	776-9277
Sec. 15	David Todd	776-9090
Sec. 16	Kevin Riley	432-2265

COMMITTEE CHAIRS

Architecture	Kenton Hilbish	430-6474
	Jeff Landers	750-9767
	Robert Davenport	773-3561

Welcoming Committee (Sections 1-9)	Dixie Justice	232-2323
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(Sections 10-16)	Warner Clark	232-3943
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Website	Kent Koven	341-0299
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Social	Holly Johnson	
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Bylaws/Covenants	Judy Hancock	773-8422
	Rob Place	776-1042
	Tim Walter	776-1176
	Matt Heffernan	

Newsletter	Regina Rexrode	509-1889
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Gov. Liaison	Greg O'Connor	232-2323
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POOL OPERATIONS

Gary Porter	271-2323
North Pool	323-2323
South Pool	232-2322

WNNa Voice Mail	232-1232
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WNNa E-mail
wne_board@yahoo.com

FROM THE PRESIDENT

What an amazing winter this has been! Since taking office this last October, I have “hit the ground running” would be an understatement. The start of a “New Year” is always an exciting time.

Somehow, it signals a fresh new beginning and a resetting of goals, dreams, visions, and a determination to press forward in faith! I sincerely hope and pray it is all the above for you and yours!

I would like to take this opportunity to highlight some of the exciting things ahead for us as a neighborhood. Also, I would like to share the officers’ ideas for this year’s potential projects.

1. Additional lighting for our parks and Allisonville Road entrance.
2. New patio furniture for the North Pool.
3. Repairing the East Park fence.
4. Many repairs to both pools.



Our semi-annual meeting will be coming up this month (March 31st) at 7:00 pm and your ideas and input would be greatly appreciated.

Believing for God’s Best in your life!

— John Frank, WNNa President

SPRING MEETING

Thursday, March 31, 2015
Location: First Christian Church
16377 Herriman Blvd
Time: 7 pm

There will be a drawing for a \$25 Ruth Chris' Steak House gift card at the General Membership meeting. If you attend, you have a chance to win.

EASTER EGG HUNT

Thursday, March 26,
Location: South Pool
Time: 10 am Sharp!

All Ages Welcome

This is Easter Weekend!!!

FROM THE VICE-PRESIDENT

Neighbors,

With brighter and warmer days ahead, we have a lot to look forward to both in the neighborhood and in Noblesville. This year, we are looking to add water aerobics and exercise pool hours, onsite swimming lessons that you can sign up for, and a few planned events to enhance the neighborhood Recreational Membership.

If your family is similar to mine, we enjoy the splendor of our historic downtown square in Noblesville, and I would encourage you to keep up with events through the non-profit, Noblesville Main Street (<http://noblesvillemainstreet.org/>). Noblesville resident, Chris Owens, heads up this group, and they are responsible for planning many of the city's events for our enjoyment. Some examples of upcoming events include:

First Friday: Upstairs Downtown, Farmers Market, 3rd Annual Noblesville Mini Marathon, Bed Race, Old Mill Festival, 4th of July Parade, Street Dance, and much more.

Special thanks to Kent Koven for the website redesign (<http://www.wellingtonnortheast.com/>), Holly Johnson for planning special neighborhood events, Regina Rexrode for building this newsletter, and many, many others that donate their time to make Wellington Northeast a better place in less obvious ways.

We encourage anyone who wants to be involved, or have ideas on how to improve our neighborhood experience to reach out anytime at wannahoa@gmail.com. As a servant of the neighborhood, I am proud to serve alongside tremendous people, and thank you all for making this a great place to live.

Be Well,

— Matt Heffernan

GERMAN TUTOR AVAILABLE

Dear Ladies and Gentlemen of this wonderful community,

My name is Felicitas Pfennig and I am a German exchange student here in Noblesville for one year. I am a Junior (17) at NHS. I have seen so many students at my High School struggle with learning a language. One reason for that is for example is that this is not as easy because they start way too late to learn a foreign language. I would like to give private tutoring lessons to give these people the opportunity to connect learning a language with a fun thing to do and not to struggle with it (later).

If you are interested, let me know via email under felicitaspfennig@gmx.de or send me a text message: (317) 480-3249.



FROM THE SECRETARY

It's been about 15 years since we took a look at our covenants and by-laws. A lot has changed in our lives and in our neighborhood during those years. We are forming a committee to look at those regulations and, perhaps, make some changes. There will be further discussion and a chance to volunteer your wisdom, and commitment to the revision committee, at the next General Membership Meeting.

At the last executive committee meeting, I offered three items for discussion and possible inclusion in our covenant:

The first involves limiting rental property in our neighborhood. Other neighborhoods are seeing a rise in investment purchases and are taking a look at how that affects property values. (We currently have 3 rentals, 2 lease-to-own, and 3 vacant Firestone homes).

The second item is to prohibit anyone on the sexual offender/violent offender list to reside in our neighborhood.

The third item would consolidate our HOA fees for any NEW family moving into the neighborhood. They would pay the combined fee (mandatory and recreational fees) and have use of all facilities. This increased revenue would stabilize our finances and hopefully prevent future fee increases for the rest of the residents. Any current resident relocating within the neighborhood would, also, NOT be affected by this change. Looking at amenities and HOA fees throughout Noblesville, our current \$400 combined fee is competitive with other neighborhoods.

As the committee looks at the covenants and by-laws, other changes may be suggested. We know that this will not be an easy process; we need 75% of the residents to agree to any changes. I hope our discussion will add to the strength and continued growth of the neighborhood.

We have also discussed the Neighborhood Garage Sale and scheduled it for Saturday, May 14th. I'm not sure where the signs are currently stored. If they are in your garage or basement, please bring them to the membership meeting so we have time to update them.

— Elizabeth Davenport

FROM THE TREASURER

I just wanted to provide a bit of info about our 2016 dues. The WNNA board has been working on various enhancements to the Recreational Membership, and as such we've gotten a little delayed on getting these notices in your mailbox. Because of the delay, we're moving the due date from April 1st to May 1st.

The 2016 dues are the exact same as last year: \$140 for General Membership or \$400 for Recreational Membership. Senior lot owners (those over the age of 65) are eligible for a Recreational Membership at a reduced cost of \$270.

— Rob Place

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Recycling Guidelines

YES

- Shrink wrap/plastic film/ plastic grocery bags
- All Paper grades/if you can Rip it, Recycle it!
- Clean aluminum foil
- Tin and steel cans/please rinse, put lids in cans
- Glass food jars/please rinse/labels ok
- All plastic bottles marked 1-7 /empty

NO

- Styrofoam
- Ceramics
- Light Bulbs/Window Glass
- Magnetic strips
- Mirrors
- Food-soiled items
- Plastic flower pots
- Clear dome covers from take out food trays
- Microwavable food trays
- Wax paper/wax cardboard/wax milk cartons
- Paper towels/napkins
- Electronics

Please do not bag; just toss it all together! www.indywaste.com

Recycling Guidelines

WWW.INDYWASTE.COM

All refuse must be placed at the curb by 7:00 a.m. on your collection day. Recycling materials will be picked every other week, following our "even" week schedule.

Should you find that you are consistently having more trash than what fits in the cart, please contact Republic Services and we can arrange to deliver a second cart. Please call customer service at (800) 234-6881 or click here to send Republic Services a message.

Trash Guidelines

Acceptable trash items:

We can pick up standard household garbage including food waste and cloth, shrubbery cuttings and broken down boxes, as long as it is inside the trash can.

Placement of acceptable trash items:

Make sure your trash is placed at the curb by 7:00 a.m. on your collection day. Please make sure the cart has at least 4 feet of clearance from mailboxes, parked cars, etc. and that the handle is facing the residence.

- Please make sure your trash can lid is closed.
- When you recycle, please leave a 4-foot clearance between the trash cart and recycling cart. If possible, we ask that you place the recycling cart near the mailbox and your trash cart on the opposite side of the driveway.
- Please use plastic bags to contain your trash within the cart. This will prevent loose trash from escaping both the cart and the truck.

For more info on what they can't take or holiday schedules: visit <http://tinyurl.com/oxrpjrb>

CAUTION! Walking at Dusk and Dawn

CONTRIBUTED BY A NEIGHBOR

Caution our neighbors from walking/ running on the street at dawn and dusk. There have been multiple times where individuals are not wearing reflective attire or lighting and it's very hard to see them.

I just don't want anyone to get hit or anyone to hit someone either way it would be devastating. We have sidewalks to protect pedestrians from traffic. I've also noticed that groups of individuals walk in the street and don't yield to traffic either. This is frustrating and dangerous to all parties.



POOL HOURS

In order to boost recreational memberships this year, we have come up with some fun activities for you to enjoy. But remember, the pools, tennis courts, and recreational facilities are available for paying members only.

If you want to get in on the action, you'll need to pay the recreational membership fee.

EXTENDED POOL HOURS: Open to 9 pm
(weather permitting)

ADULT SWIM NIGHTS (21 and up)

FREE WATER AEROBICS (Adults Only)

ADULT LAP SWIMMING (Adults Only)

More Info: <http://www.wellingtonnortheast.com/2016/03/2016-pool-hours-activities/>



GARAGE SALE - JUNE 4TH

Most of us dream of selling so much "stuff" at our garage sale that it's worth the time it took to collect, price, unpack, organize, sitting and waiting on customers, and then boxing back up and taking the "left overs" to Goodwill or St. Vincent de Paul.

Here are a few tips that could help us all out this June.

1. Be Prepared for HARD WORK.
2. The more homes who participate, the better.
3. Advertise - the neighborhood will put something in the newspaper, but we all should advertise on our own personal Facebook and other Social Media sources. The more the word is spread, the better for everyone.
4. Post Yard Sale Signs the night before your sale. The evening of the last day, please take down all your signs.
5. Signs should be very clear and large bold black print. Use arrows if you'd like. Have a theme to your sign and to your home (ex. red balloons or something like that).
6. Expect people to come early - these people are looking for a great bargain already.
7. Read some websites to help you in pricing your items and organizing your sale to make it appealing to your customers. Here are a few:
 - <http://www.yardsalequeen.com/yardsale.htm>
 - <http://www.moneycrashers.com/successful-garage-sale-tips/>
8. Don't forget to go through pockets of pants, coats and jackets.
9. Use attractive price stickers that are clearly marked.
10. Background music is nice to have for easy-listening.
11. Make sure you remember to go to the bank to get the cash you will need to have on hand.
12. When making change, leave the bills out to the side before you give them the change so that you and they know what they originally gave you.
13. START NOW - Collect and price items and put them away so they are ready.



Don't forget to join our Facebook page and get neighborhood information delivered right to your newsfeed.

facebook.com/groups/WellingtonNorthEast



WHAT MAKES A PERFECT NEIGHBORHOOD?

When we thought about the idea of moving into Wellington Northeast, we got such a warm and inviting feeling. The homes were well built, mature trees, yards and houses were maintained and we already had many friends that lived here. It has continued to stay that way and we are very proud of where we chose to live.

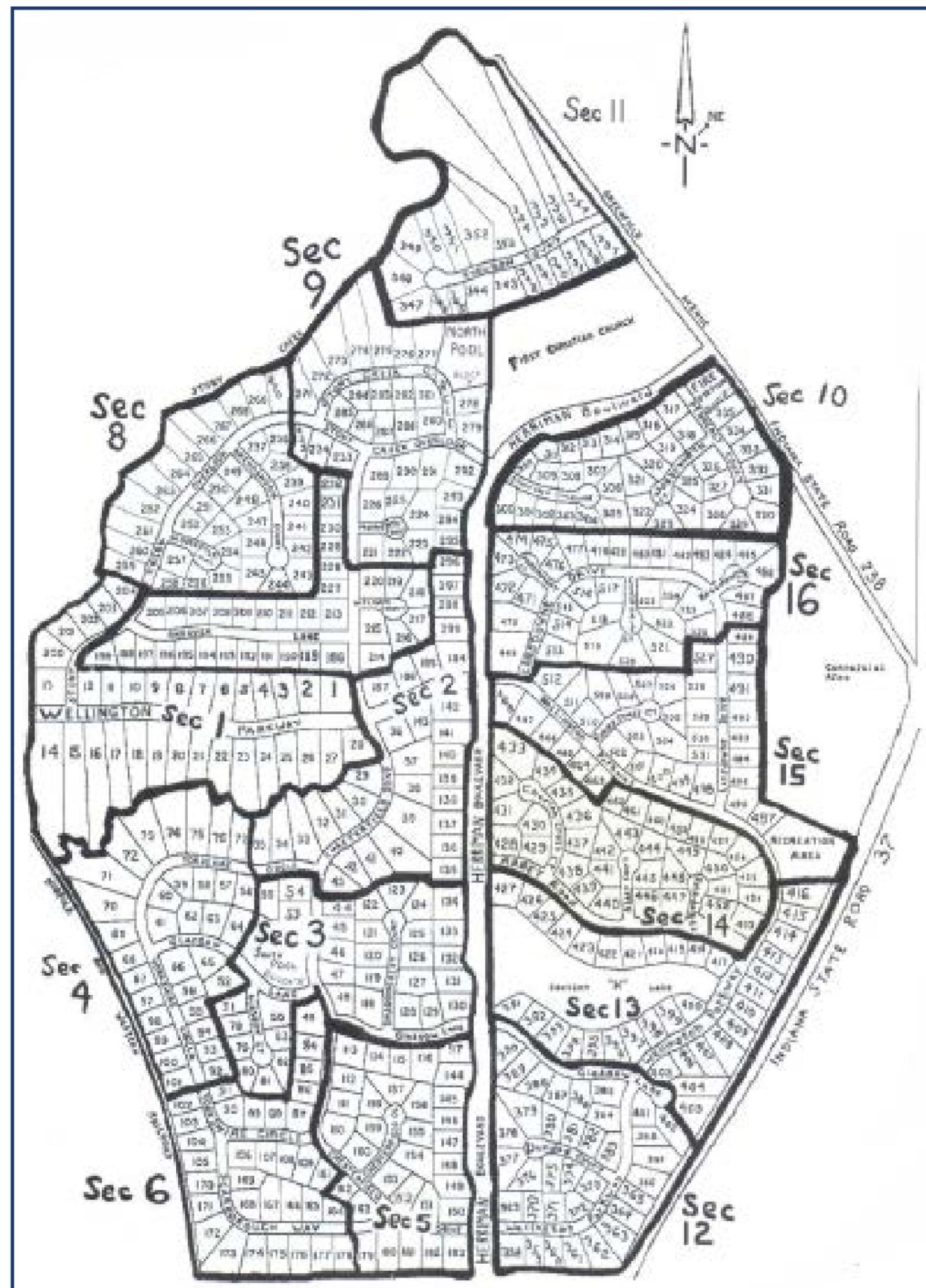
If you have a few minutes, take time to read the article written by Andrew Price regarding "Perfect Neighborhoods" The main point I took from this article: "So in essence, a neighborhood is not just a set of individuals, but a set of relationships."

<http://magazine.good.is/articles/you-are-where-you-live-what-makes-a-perfect-neighborhood>

WHERE DO WE FIT INTO THE WELLINGTON NEIGHBORHOOD FAMILY?

This Section Map can help you find out who your Section Rep is and who belongs to your section. It might be fun to have Section Parties or something fun to do to get to know your immediate neighbors better. Let us know any fun ideas you may come up with and let the Social Committee know too!

Section 1	Monica Ayers	773-1660	112 Stony Creek Overlook	monica.ayers71@gmail.com
Section 2	Trish Walter	776-1176	91 Chesterfield Drive	tntwalter@gmail.com
Section 3	Justin Wisnewski	201-0748	506 Shadowcrest Court	jwiz@ymail.com
Section 4	Larry Mathews	316-1514	118 Glasgow Lane	wid.mathews@comcast.net
Section 5	Judy Hancock	773-8422	15759 Herriman Boulevard	judhancock@yahoo.com
Section 6	Brian Strauss	509-3863	306 Scarborough Way	brian.strauss@infarmbureau.com
Section 7	Holly Johnson	318-0448	116 Chesterfield Drive	holly@clubthrift.com
Section 8	Brett Adkins	812-219-5235	128 Stony Creek Overlook	brett.a.adkins@gmail.com
Section 9	Elizabeth Davenport	773-3561	412 Moorgate Court	davenpe@comcast.net
Section 10	John Frank	773-9279	704 Pemberly Court	jroyfrank@att.net
Section 11	Ryan Cooper	797-7850	16502 Audubon Court	ryan16502@comcast.net
Section 12	Dixie Justice	965-3397	65 Glasgow Lane	dixiejustice@sbcglobal.net
Section 13	Adrienne Jones	776-2753	300 Wellington Parkway	indybugge@comcast.net
Section 14	John Rexrode	776-9277	119 Abbey Court	jrrexr@comcast.net
Section 15	David Todd	776-9090	291 Lansdowne Drive	davidxtodd@ameritech.net
Section 16	Kevin Riley	432-2265	111 Lansdowne Drive	drjumbo@msn.com



Spring is almost here and it can't come soon enough.

Spring is the season to repair any problems winter may have caused and to prepare for warm weather. If you turned off the breaker to your air-conditioner (which I don't recommend), turn it back on and do not use the air-conditioner for at least 12 hours.

Here are some tips for maintaining your home.

- Turn central humidifier off.
- Replace/repair damaged, loose or missing shingles.
- Clean gutters, check for leaky seams.
- Make sure all downspouts direct runoff water away from the foundation for a maximum of six feet.
- Check chimney for loose mortar and caulk or tuckpoint as needed. May need chimney cleaned before next winter.
- Scrape, prime and repaint areas where needed.
- Check for loose siding.
- Check for loose mortar and tuckpoint as needed around foundation.
- Recaulk around all windows, doors and where utilities enter the structure, if needed.
- Check for loose fitting windows and doors. Also, watch for loose or cracked glass.
- Open foundation vents.
- Check crawl space for dampness. Remove any debris from crawl.
- Check sump pump to be sure it is operating properly.
- Check screens for winter damage and replace as necessary.
- Check concrete or asphalt driveway, walks and patio for cracks and separation at joints. Clean and fill with latex joint filler when outdoor temperatures get above 60 degrees.
- Treated wood decks should be sealed with a water repellent sealer.
- Clean the grill and be ready to enjoy! If you have a gas grill, don't forget to refill the LP gas bottles.
- Have coolant level checked on your air conditioner and have unit serviced.
- Test smoke/fire alarms.
- Consider installing a carbon monoxide detector.
- Check date change requirements on fire extinguisher.
- Watch for any signs of insect infestation.
- Check attic area for leakage (after wet weather), paying particular attention to areas around the chimney, plumbing vents and under valleys.
- Get lawn mower tuned and blade sharpened.
- Split your hostas & irises.
- In the spring, the ideal time to fertilize a lawn is from early to mid-May.
- Don't forget to send me your referrals! My business depends greatly on them. If you know of someone planning to buy or sell a home, moving out of state, or wanting to purchase a property locally, I can help!

Remember, the appreciation you realize from your investments in a home will be the result of continuous maintenance and improvements, as well as normal inflation.

If you have any real estate needs I'm ready to SPRING into action!

From your Neighbor,
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If you have a young entrepreneur who would like to advertise next newsletter, please

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Wellington Northeast Highlights March 2016



Being a resident of Wellington Northeast, I realize there are times when you want additional information pertaining to our community that you wish you had to make logical decisions.

It is with this reasoning that I bring you my State of Wellington Northeast. This report shows you what is available in the community as well as sold year to date and average price of the home/s sold. It has been a great year for Wellington Northeast.

Currently we only have 2 homes actively for sale. Although this seems low it is the same number at this time last year. The bigger issue is Noblesville has about 2 month or less of inventory in the range from \$175,000 to \$325,000 which covers our community. What does that mean for us? Higher values! Take a look at the comparatives between year first 2 months 2016 versus 2015.

SOLD
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TalkToTucker.com



Those Boring Stats

2016	Active 2	Active w/contingencies 2	Pending 3	Sold YTD 0
2015	Active 2	Active w/contingencies 0	Pending 0	Sold YTD 1
Average List Price per Square Foot	2015	\$91.00 SF		
	2016	\$121.00 SF		

Based on the above numbers our average sales price once closed should show an increase of approximate 10% on our property values compared to 2015. GREAT!

Want more boring stats? If so, please feel free to email me at jeffn@talktotucker.com, and I can fill you in on items like number of homes sold in 2015. and the more important question is why it is taking so long for home to close.

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Jeff Neal REALTOR/BROKER

Mobile: (317) 439-8938 Office: (317) 776-0200

jeffn@talktotucker.com



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