

# The Bridge

September 15, 2021

Published Quarterly by Weybridge Homeowners Association Inc.

WEBSITE: [www.weybridge-hoa.com/](http://www.weybridge-hoa.com/)

SUBMIT ARTICLES to: Bill Campbell, Editor  
newsweybridge@gmail.com



>>>> **The Weybridge HOA Assessment Payment of \$200 is due on October 1, 2021** <<<<

Make check payable to Weybridge HOA and send or deliver to:

Jan Mussio, 9232 Stratton Ln., Dublin, OH 43017

## Weybridge Annual Meeting Set for New Location

After several years being held at "The Bogey", the 2021 annual meeting of the Weybridge HOA will be at **The Country Club at Muirfield Village**.

Please mark your calendar and plan to attend. The HOA will provide complimentary appetizers. There will also be a cash bar. Here are the particulars:

### 2021 Annual Meeting Weybridge Homeowners' Association

**Tuesday, October 12, 2021**

**Location: The Country Club at  
Muirfield Village  
8715 Muirfield Drive, Dublin, OH  
43017**

**6:30 PM – Light Appetizers  
7:00 PM – Meeting Called to Order**

HOA Officers will review: home sales over the past year; landscaping issues; landscape vendor contract; HOA financial condition; next year's budget; Code of Regulation changes; and Muirfield Association news, among other issues.

This is also your chance to present your concerns, and ask questions of your Trustees. Upon arrival Resident Owners will be asked to sign an attendance roster with their full name and Weybridge Lot Number. We expect a large turnout. PLEASE PLAN TO ATTEND.



## President's Report

by **Norm Parrish**

[WeybridgePresident@gmail.com](mailto:WeybridgePresident@gmail.com)

(614) 889-9668 / 9246 Muirkirk

Thanks to the residents who responded to the spring property inspection letters. Many painting, repair, and landscape issues have been resolved.

Three Trustee terms are ending this year: **Pamela Webb** and I will not be running again. **Lisa Henry's** term expires, but she will be on the ballot for a second term. **Scott Jones** and **Loretta York** have been nominated to fill vacancies. If you have an interest in running and would like to be nominated, please contact me as soon as possible. The election will take place after the annual meeting.

Our new Welcome Ambassador volunteer is **Pamela Webb**. Thank you for stepping up to fill this important position.

Our new attorney **Nicholas R. Barnes**, of Williams & Strohm, LLC has reviewed our Warranty Deed and Code of Regulations. He suggests several changes for the Weybridge Board to consider.

Please read the informational letter on a “New Technology Amendment” accompanying this issue of *The Bridge*. This amendment is important to the future of our HOA and will be put to a vote at the October annual meeting.

Thanks to our Landscape Review Committee, the Board has renewed our contract with **Brightview Landscape**. The negotiated pricing will result in **NO** dues increase!

Many Design Change requests have been approved and submitted to Muirfield Association for final approval.

(\*\*Reminder\*\*: ALL exterior changes need prior approval from Weybridge HOA **and** Muirfield Association.)

**Problems to address** (please review your Warranty deed on these restrictions):

- The closing of garage doors and driveway parking.
- The use of garden flags in the front of homes is prohibited, but may be displayed in the rear of your home.
- Planters have been approved in the area beside your driveway and sidewalk, but must match the color scheme for your home. No empty planters.
- No yard statues are allowed outside of your entranceway, they must not extend beyond the front of your garage.



## Landscape Report

By **Lisa Henry**  
[WeybridgeLandscape@gmail.com](mailto:WeybridgeLandscape@gmail.com)  
(614) 519-2535 / 5325 Laidon Ct.

Hello Neighbors

As you know, Dublin has an issue with Army Worms. The Board voted to have our neighborhood treated for these pests before they could destroy the lawn. Please notify us if you have any issues.

Residents can expect the following landscape activity for the remainder of the year:

- Mowing and weed control of beds and tree rings through November

- October will include shrub pruning, and turf application of fertilizer with post emergent broadleaf weed control
- November is leaf removal, and turf application of dormant fertilizer that will help for an early spring green-up. All applications will be either granular, liquid or a mixture of both
- December will continue leaf removal

Wishing you all a Happy Fall!

Lisa

## Resident Get-Togethers

*All Weybridge residents (and guests) are always welcome at these periodic, voluntary, informal, self-pay socials; with observance of COVID-19 protocols. Vaccinated residents are encouraged to attend:*

### Men's Breakfast

**Hella's (9346 Dublin Rd, Shawnee Hills, OH)**  
Participants usually start arriving about 7:15 am, and we order about 8:00. Call Norm at (614) 889-9668 for questions or transportation.

### Womens' Luncheon Schedule

We assume many of you will have had the COVID vaccine and are willing to go out occasionally to a **safe** restaurant environment. These are tentative dates. Please confirm with Sharon Foster 614 659-7819; or [apple50000@aol.com](mailto:apple50000@aol.com):

**October 21, 11:30 am**

**Bob Evans**  
9891 Brewster Ln.  
Powell

**November 18, 11:30 am**

**Sunny Street Café**  
7042 Hospital Dr.  
Dublin

**December 8 (Wed), 11:30 am**

(Christmas \$5 Gift Exchange)

**NAPA Kitchen & Bar**  
7148 Muirfield Dr.  
Dublin

*Please subscribe to the Weybridge Website [www.veybridge-hoa.com](http://www.veybridge-hoa.com), Email Notices for announcements concerning the resumption of either of these two events*

Weybridge Homeowners Association Inc.  
September 15, 2021

**SUBJECT: PROPOSED CODE OF REGULATIONS AMENDMENT**

Dear Weybridge HOA Members:

As part of our continuing efforts to improve the efficiency of communication to our residents, the proposed amendment to the *Weybridge Homeowners Association Code of Regulations* expands the use of electronic communications to and from the membership.

The existing Code calls for Association notices, such as the notice of annual meeting, letters citing code violations, and other formal communications to be done only through regular U.S. Postal Service mail.

With the ever-rising cost of U.S. Mail and the growing possibility of reduced mail service, we believe the continued exclusive reliance on the U.S. post office to be burdensome and expensive, as well as a potential risk.

We are proposing an amendment that will permit the Association to send and receive formal notices, payments, communications and conduct of business transactions by electronic mail (Email) and through other new technologies as they become accepted business practices. The amendment also provides that any owner who wants to continue receiving communications by regular U.S. mail, has the right to do so. You **can** continue to receive Association mail through the post office if you do not use email.

The actual text of the proposed amendment will be sent to you before the annual meeting. This proposed amendment will be introduced at the meeting, followed by a discussion on the proposal, then a vote of the membership. Approval of an amendment to The Code of Regulations requires a two-thirds vote of the members in attendance.

If you will not be able to attend the Annual Meeting and wish to vote for the amendment, a proxy form will sent to your home by US mail. If you have any questions about the amendment, please contact any board member.

Sincerely,

The Weybridge Board of Trustees

Weybridge Homeowners Association Inc.

**WEYBRIDGE HOMEOWNERS ASSOCIATION, INC.**

**September 15, 2021**

**QUARTERLY PAYMENT NOTICE, 4th Quarter 2021**

**AMOUNT DUE: \$200.00**

**DUE DATE: October 1, 2021**

**Please make check payable to Weybridge HOA and mail to or place in entryway box for**

**Jan Mussio**

**9232 Stratton Ln**

**Dublin OH 43017**

**NAME: \_\_\_\_\_ LOT NO.: \_\_\_\_\_ AMOUNT: \_\_\_\_\_**

**This voucher is for your convenience only and need not be returned.**