

From the President's Desk:

Hello neighbors,

Thank you to everyone who volunteered their time and efforts in 2022 in order to make the year a success. From the neighbors that pick up litter on their walks to the ones who put in countless hours to manage the maintenance and improvements, you are all deeply appreciated and Winslow Bay is as good as it is because of you! The first neighborhood watch meeting is at the clubhouse on January 12th, 2023, at 6:30pm, please attend. Thank you to the social committee for all of the awesome events in 2022 and we are all looking forward to what you have in store for 2023! Thank you again to Brian and Christina (Squeegee Pros) for volunteering and donating the time and decorations for the sign at the entrance!

Neighborhood improvements planned for 2023 include clubhouse updates inside and out, new lights in the DBS, tire swing replacement, pool shade, and lighting repair at the entrance on Glencoe to name a few. If you are a golfer I strongly encourage you to reach out and get on the league email list for updates. The 2022 inaugural season was so much fun they decided to do it again in 2023 (thank you Gary)! If you are looking for service providers to maintain your home you can use the Winslow Bay [StreetFair](#) app to get neighborhood discounts and reputable providers, if you don't know what [StreetFair](#) is please reach out so we can update you.

The annual meeting is being held Sunday 2/5/2023 at 4:00pm in the clubhouse. We need everyone to turn in their proxy as soon as possible, even if you are planning to attend. If you need us to pick up the proxy from your home or mailbox let us know. The annual HOA fees are now \$700 and are due by 3/15/2023.

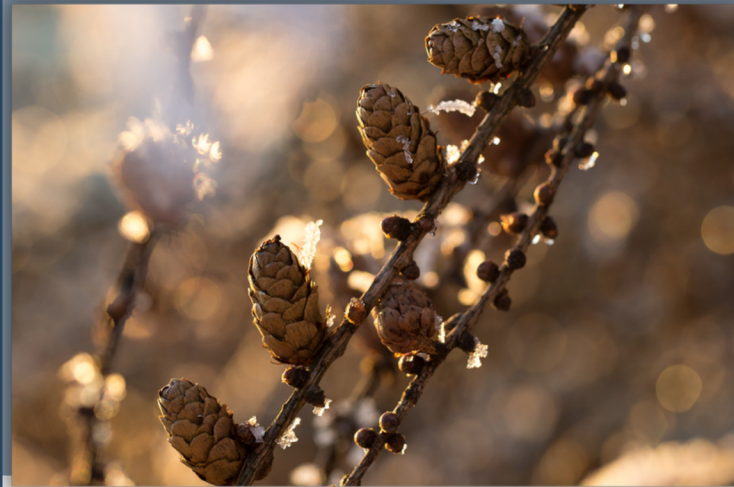
As always, thank you to all of the volunteers for making our neighborhood the best place to live in Mooresville.

PS: The clubhouse and pool now have WIFI...!!!

Jon McGraw
WBHOA President
704-999-7967

IMPORTANT DATES

February 5: Annual HOA Meeting, 4 pm
February 20: Presidents' Day
March 6-10: ISS Spring Break
March 15: Deadline for HOA Dues



HOA DUES

This year's dues have been increased to \$700 and are due by March 15th, 2023. Please send your payment to:

Winslow Bay Owners Association
PO Box 5473
Mooresville, NC 28117

OR you may drop off your payment to any board member.



OPEN POSITION:

The HOA is still seeking a volunteer to be the Clubhouse and Pool Committee Chairperson. If the position isn't filled, then the HOA will have to pay an outside company to do this job.

It would be helpful if one has any experience in taking care of a pool or hot tub - but not required. Training and a transition will occur this winter and spring and there are individuals who have volunteered to help.

Duties include:

~Overseeing the pool opening for the season by obtaining the proper Iredell County Health permit. Overseeing any maintenance and repairs of the clubhouse and pool.

~Hiring a Pool Manager to oversee the lifeguards and day-to-day care of the Pool area within the requirements of the health permit. Closing down the pool at seasons end.

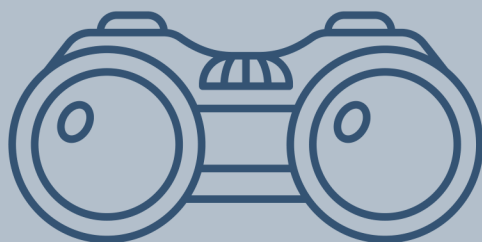
~Make recommendations to the HOA Board on improvements and any furniture replacement.

Please contact the HOA at WinslowBayHOA@gmail.com, if you are interested in filling this position. We would like to find someone in the neighborhood ASAP so we can begin training them.

ANNUAL HOA MEETING
FEBRUARY 5TH, 4:00PM

Please join us at the Clubhouse for the annual HOA Meeting on Sunday, February 5, at 4:00 pm. We will be discussing the present status of the association and discuss future projects. We will also hold the annual election. Your input is greatly appreciated to help enhance the community and keep expenses down. If you are not able to make the meeting or even if you are attending (you can revoke your proxy when you arrive), please fill out the proxy form that was recently mailed to you.

Proxies are due by February 1, 2023.
We must have 81 proxies to hold the meeting.



**NOTICE ANY SUSPICIOUS ACTIVITY
AROUND OUR NEIGHBORHOOD
LATELY?**

You can always call 911 for emergencies or the non-emergency line for Mooresville Police Department at (704) 664-3311. As more people are moving out of the city we are noticing an uptick in activity in Mooresville and in our own neighborhood. Please keep your eyes open for suspicious activity and help us all keep each other and our properties safe. If you are interested in being part of the Neighborhood Watch, please contact the HOA at WinslowBayHOA@gmail.com. **Please check our Facebook Page and we'll keep you posted for the next meeting!**



ARC Corner

Hopefully everyone reading this newsletter is aware that we live in a neighborhood with a covenant and Architectural standards for what changes can be made.

At times I know this can seem restrictive. This is designed to create consistency and uniformity in the neighborhood and ultimately protect the largest asset most of us have, the value in our homes. My plan going forward is just to take this space in the newsletter to highlight some of the most common topics that we end up addressing either as a board or on the Architectural Review Committee. For now I would just like to make sure that everyone is aware of the covenants that we have for the neighborhood.

They can be found on the HOA website, <https://www.winslowbay.org> under [FORMS/COVENANTS](#). This is also the location of the [ARCHITECTURAL REVIEW form](#). Any improvements and modifications to your property (including tree removal) **must** be submitted and approved prior to starting the project. Typically, the form is printed, completed and emailed back to the HOA email.

Please make sure that you allow the appropriate time for the approval before scheduling your project. We normally respond fairly quickly, but this is a volunteer group, and the committee has up to 30 days to review and respond. If you are planning upcoming projects and you have not read through the Architectural Standards recently I encourage you to go to the website and read through them to make sure your plans fall within the guidelines.

Richard Moore
ARC chair

Winslow Bay Golf League

The Winslow Bay Adult Golf League will tentatively meet on Wednesday evenings from April to September.

Consecutive tee times will start at roughly 5:00pm and we will be playing 9 holes at Mallard Head Country Club. The cost will be around \$15 per week for greens fees (includes cart). Ideally, we'd like to have at least 16 participants. If you are interested in joining, please contact:

Gary Applegate at
Winslowbaygolf@gmail.com or at
704-965-2193



WINSLOW BAY
GOLF LEAGUE



Sunday
April 2nd
1-4pm

SPRING Fling



- Food Truck
- Bounce House
- Live Music Featuring neighborhood band members
Brac Mathern & Kessell Moretz

INCOMPATIBLE

EST. 2018

May 13th, 8am-12pm



Check out our neighborhood webpage for helpful links and forms!!

WINSLOWBAY.ORG

For access to important forms and covenants, please visit our webpage.

<https://www.winslowbay.org/forms>

If you haven't checked out our new neighborhood **StreetFair** page and wanted to learn more, scan the QR Code below or click on the underlined word above.

Scan Me!



Are you interested in renting out the clubhouse? Visit our information page below. Rental requires a \$300 refundable security deposit, and a \$50 non-refundable rental fee.

<https://www.winslowbay.org/renting-the-clubhouse>



If you need boat storage and lake access from our boat ramp, please go to this webpage to fill out the proper form.

<https://www.winslowbay.org/boat-storage>

If you are not on our neighborhood email list serve and would like to be added to stay in the know, please ask to be added by emailing **Winslowbayhoa@gmail.com** and we will gladly add you.

STAY UP TO DATE BY JOINING OUR WINSLOW BAY FACEBOOK PAGE!

We would love to get as many neighbors as possible added to our Facebook page. Ask a neighbor to add you or send a request to Vanessa Sims at **<http://www.facebook.com/vanessa.sims.9>** to be added. This is a great resource to keep most up to date with the news and happenings in our subdivision. You can also reach Vanessa by phone or text at 601-766-5657 if you are having any issues getting into the Facebook group.

Neighborhood Babysitters

Sadey Hibiske- Sophomore at UNCC/20 y.o., experience with children of all ages, available weekends only. (260) 445-8208

Nevaeh Mazock- 10th grade/14 y.o., experience with toddler/preschool/elementary aged children. Cell- (704) 677-6526

Lexi Wingo- 12th grade/17 y.o, available to babysit all ages and willing to do overnights. Can provide transportation for children. Cell- (704) 924-0494

Neighborhood Petsitters

Megan Busse- College age, 10 years of dogsitting experience, available for drop-ins or long term overnights. FB Page- Tots and Tails. Cell- (704) 297-8089, meganxbusse@gmail.com

Kathryn Cummings- Works at Stand for Animals, previously at Pet Paradise. Will walk, feed, and medicate as directed. Not available for overnights. Cell- (570) 234-9311

Isaia Mazock- 12th grade/17 y.o., has experience with dogsitting in the neighborhood. Cell- (704) 677-6532

Zavien Latimer- 10th grade/15 y.o., will let out, play with, and walk your dog, also feed your pets. Cell- (203) 510-7069

Laurie Pearson- 10+ years of experience, bonded and insured, \$8 per 30 minute visit, part of Pet Sitters International. Cell- (970) 214-8719

Lexi Wingo-12th grade/17 y.o., extensive experience with animals as she previously worked at Zootastic in the baby room. Willing to do overnight care. Cell- (704) 924-0494

A big THANK YOU to all of the volunteers in our neighborhood who help make events possible. We appreciate all of your help! We can always use more volunteers for our social events. If you would like to help, please contact

**Jennifer McGraw at:
704-996-4428 or**

Winslowbaysocial@gmail.com



