

Westin Park Subdivision

2026 Property Owners Association (POA) Newsletter

Hello, Westin Park Neighbors – Happy 2026! Like always, we’re shooting for our best year yet. Your POA Board members are dedicated to keeping our neighborhood sightly and functional. To achieve this and keep our property values as high as possible, we need everyone’s cooperation in following the bylaws and covenants and ensuring our personal properties are diligently maintained and kept visually attractive.

🏠 STAY CONNECTED 🏠

- **Website:** www.westinpark.com – For bylaws, covenants and restrictions, newsletter, periodic updates and announcements, pool hours, photos, POA Board members and contact information, etc.
- **Email:** westinparkpoacommunications@gmail.com – For timely notifications regarding POA events and affairs.
- **Facebook:** “Westin Park POA” – For pressing information such as lost and found, immediate concerns of residents, reminders, social events, and announcements (e.g., event changes or unexpected pool closings).
- **Nextdoor App:** “Westin Park Conway” – Rarely used by POA Board but offers residents online social engagement.

🏠 2026 ACTIVITIES and DATES 🏠

The activities noted below do *not* include social events that may be hosted throughout the year. Those events will be posted on our social media platforms and communicated via our POA comms email, so we encourage you to subscribe to one of those and provide your email to us (if you haven’t already). Additionally, attending a POA Board meeting is another great way to share ideas for events, volunteer your support, and provide feedback on community matters.

- **Monthly POA Board Meetings – 2nd Tuesday of Each Month @6:30 p.m.:** The purpose of these meetings is to conduct POA business. All residents are welcome and encouraged to attend! PLEASE STRONGLY CONSIDER GETTING INVOLVED. Meetings take place at either the pool house or, in inclement weather, typically at Lisa Zinser’s home (4855 Westin Park Dr). You may want to serve on the Board or simply help with a project or social event to benefit our subdivision. With responsibilities split among more people, we will be able to better manage our beautiful neighborhood and get more accomplished. **Planned 2026 meeting dates:**

February 10	March 10	April 14	May 12	June 9	July 14
August 11	September 8	October 13	November 10	December (N/A)	January 12 (2027)

Some goals for this year include: a pavilion at the playground, fitness and movies in the park, bicycle parade(s), talent shows, continuation of yard of the month and best holiday display. *Many of such things will not be possible unless we have support from residents to coordinate/run/vote on them.*

2025 Accomplishments include: new subdivision signs, wholly repainted pool, tiled pool steps, new pool pump, playground swings replacement, pool/playground privacy fence repair, yard of the month reinstatement, and Georganne Ballard’s Christmas light display and Santa Claus meet & greet featured in local news.

- **Swimming Pool Opens – Saturday, May 23 @10:00 a.m.:** Your 2026 pool pass must be presented to a lifeguard when entering the pool gate, and two guests are allowed per pass (unless special permission is given by a lifeguard or Board member). Under age 12 must be accompanied by an adult. The pool may be reserved for private parties outside normal operating hours for a \$20 fee; additionally, lifeguards are to be paid \$15 per hour at the end of the party (tips are appreciated). Reservation forms are available at the pool as well as on the website. The pool will close for the season on September 7. **Regular pool hours are:**
 - Monday through Thursday: 10:00 a.m. to 8:00 p.m.
 - Friday and Saturday: 10:00 a.m. to 7:00 p.m.
 - Sunday: 1:00 p.m. to 6:00 p.m.
- **Annual Business Meeting – Saturday, May 23 @11:00 a.m.:** Join us for the annual POA business meeting at the ***newly constructed pavilion*** to elect Board members for the new year and discuss ideas to improve our

neighborhood. As usual, bring questions, concerns, compliments, etc., and lawn chairs. If your POA dues are paid in full, you can receive your pool pass for the 2026 swim season and vote in the election. (Note: *An alternate location will be designated and disclosed via email and on our social media platforms in the event of inclement weather.*)

- **Biannual Neighborhood Yard Sales – Friday and Saturday, June 5 & 6 and October 2 & 3, 7:00 a.m. to 12 p.m.:** Get rid of old stuff and find new treasures! Signs will be posted at subdivision entrances, and an ad will be placed in the newspaper. Please post additional signs in your yard and around town as you wish. For questions, contact Judy Corcoran at 501-733-9407.
- **Annual Family Fun Day – Saturday, September 12 @10:00 a.m.:** Join us at the pool/playground/pavilion for a special fun-fueled day of food, karaoke/live music, bounce houses, swimming, shaved ice, lawn games, and more!

🏠 RISING CONCERNS 🏠

Over the last several years, we have been contacted by multiple residents about a number of issues, including vehicles parked on lawns, tall grass during summer (Conway code), discarded dog waste in folks’ yards, reckless/illegal golf cart usage by underaged youths (see City Ordinance #O-10-97) as well as unsafe electric mini-bike riding, broken mailboxes, dilapidated fencing, roofing materials (architectural), and storage buildings (bylaws/covenants), among others. While some are safety concerns or necessary for keeping our neighborhood pristine and property values high for all residents, we want to remind residents that several of these issues are regulated by City of Conway ordinances/codes and Westin Park POA bylaws/covenants. ***If every property owner in Westin Park maintains their property with this in mind, our neighborhood will continue to be a safe and beautiful place to live!*** Please contact us if you have questions concerning guidelines.

🏠 JANUARY 2026 BILLING FOR POA DUES 🏠

Annual dues of \$200 are billed every January and due by March 1, which allow us to promptly maintain and provide amenities that no other subdivision in Conway boasts. Any dues unpaid by March 1 will be considered delinquent, and a late charge of \$15 will be added to each additional invoice that has to be issued, which will remain on the account until paid. If dues are still unpaid after three invoices, a lien will be filed on the property at the owner’s expense (\$55).

Methods for Paying Dues. We accept payment by mail via check as well as direct payment by cash or check given to a POA Board member (*lifeguards will not be able to accept payments at the pool*). Also, as a convenience to our residents, we will accept annual dues payment through PayPal. After logging in to your PayPal account, click **SEND** and then enter the POA email address (payments@westinpark.com). Enter the amount due, including an additional \$8 for PayPal processing fee (e.g., if you owe \$200, pay \$208), and your lot number and address in the **NOTE** section.

Use of Dues. Below are some of our costs from 2025. This is not an exhaustive list but were our largest expenditures.

Lifeguard Payroll: \$11,561	B. Marshall (lawn maintenance): \$8,344	Aqua Tech (pool repairs): \$7,700
Conway Corporation: \$4,676	State Farm Insurance: \$4,264	Faulkner Co. Pool Cleaning: \$3,475
Faulkner Co. Tax Collector: \$2,960	Legacy Fencing: \$2,529	Family Fun Day: \$1,000

Properties in arrears. For transparency, we post each such property in arrears with a lien. Below is the list from 2025.

Lot 238, Micky Paxton-Carrington: \$885	Lot 241, Lisa Kay Wilson: \$600	Lot 214, Joshua Furgerson: \$600
Lot 210, Christopher Biedenbender: \$600	Lot 267, Jonathan Shaw: \$300	Lot 188, M. Cascio & M. Hunter: \$300

🏠 WESTIN PARK BOARD MEMBER CONTACT 🏠

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