

Wickham Forest Homeowner's Association

<http://www.wickhamforest.com>

January 2010

Parking in Wickham Forest

Some homeowners may wonder why parking on the streets and/or lawns is not allowed. Parking on the streets and/or lawns has been such a problem in the past, creating safety issues for the entire neighborhood. There have been situations where ambulances, fire trucks, and/or garbage trucks have had trouble getting past cars parked in the street when on route. That is a major reason why the board has taken such a stringent viewpoint on parking violations. While a vehicle parked on the grass doesn't impede traffic, it is listed as a violation under our parking covenants and therefore must be enforced as stringently as vehicles parked on the street. The board tries to use common-sense when enforcing parking violations, as sometimes a homeowner must use the street to park cars temporarily. Vehicles should never be parked on the lawn.

It is not the desire of the board to fine homeowners - neither the homeowner or the board enjoy the process. The board would much rather focus on maintaining common property and working together with homeowners to try and keep our neighborhood beautiful and safe. In the event a homeowner is fined for a parking violation, the fines cannot be removed by the board without direction from the appeals committee. Please know that lack of action by the homeowner to address any fines is not beneficial to the homeowner; unpaid fines accrue interest just as unpaid yearly dues accrue interest. If you have received a fine which you feel is unjustified, you certainly have the right to contact the appeals committee at appeals@wickhamforest.com. They will review the matter and the board will abide by whatever decision the committee determines. No board member is allowed to be part of the appeals committee.

For homeowners with multiple vehicles occupying the driveway, juggling vehicles to keep them off the street is probably not easy. Other homeowners in similar situations have widened their driveways to alleviate this problem. If you decide to widen your driveway, please obtain approval from the ARC before beginning.

Wickham Forest
Homeowners Association, Inc.
PO Box 410621
Melbourne FL 32941-0621

CONTACTS

Association Board

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Treasurer@wickhamforest.com

Neighborhood Watch
Barbra Williams
brjzwilliams@yahoo.com

Architectural Review Committee

Chairman: Bernadette Pinto
253-6894
bpinto@cfl.rr.com

- John Baker
- Lynn Shell
- Linda Tamasy
- Kim McKinnon (alternate)

WebMaster
Duane Charter 255-8382
duane@dacsoft.net

Wickham Forest Website
<http://www.wickhamforest.com>

North Melbourne HOA Alliance
www.northmelbournehomewonersalliance.com

Congratulations to the Christmas Decorating Contest Winners!

1st Place—A.J. Butler 2550 Forest Run Dr.

2nd Place—Bob Bruno 2505 Red Maple Place

3rd Place—Jake Nichols 2555 Red Maple Place

Thank you to all the residents who decorated their homes and made our neighborhood look so festive!

REGISTER TO GET YOUR NEWSLETTER VIA EMAIL!!

Please consider signing up to receive your monthly WF newsletter delivered by email instead of having a paper copy hand-delivered to your home.

By signing up to receive the newsletter electronically, you will receive an email notice when the latest newsletter is available for download. The email will include a link where you can view the monthly newsletter on your computer. The **COLOR** newsletter is in Adobe PDF format and can be viewed online, printed, or saved to your own computer for future viewing. Because email delivery doesn't have to wait for printing and delivery, homeowners selecting email delivery will receive the newsletter before homeowners receiving the paper copy. The newsletter is always scanned with AVG before posting to ensure there are no virus' present.

To sign up for email delivery of the newsletter, just create a user account on the WickhamForest.com website (there is a login Form on the left side of the screen). Select the "Create an Account" link and follow the prompts to register an account. Once created, sign into your account on WickhamForest.com website. On the User Menu on the left side of the screen, select the **Join our Mailing Lists** option. On the next page, select the **Newsletter** mailing list. This will automatically register you to receive the email notification and electronic delivery.

Your email is protected. Your email address will be protected and not released to unauthorized people.

Registering for email delivery will only add you to the email delivery list. It will not stop the home delivery. Instructions on how to cancel the home delivery will be provided when you receive your first email notice. But please consider cancelling the home delivery. This will not only save money for the association, it will also reduce the workload on the dedicated volunteers who deliver the newsletter every month.

WF Board of Directors Meeting

Thursday, January 14th at 7:00PM

First Baptist Church of South Brevard

(Across from our subdivision)

Pilot Club of South Brevard Annual Tea and Fashion Show

The Annual Tea and Fashion show for the Pilot Club of South Brevard will be held at the Suntime Country Club on Feb 6, 2010 from 2 PM to 4 PM. Tickets are \$25.

A HAPPY
NEW YEAR

For more information please contact Valerie Cronin, 752-5630.

Wickham Forest Christmas Decorations

We hope that everyone enjoyed the Christmas decorations at the entrance this year.

We would like to extend a big THANK YOU to Keith Rutkowski of *K R Tree Service* for donating the use of his truck to install the stars in the oak tree. THANK YOU also to Simpson Smith for hanging the stars and planting the Poinsettias and Mary & Roy Greenfield and Carol Smith for putting up the lights and other decorations.



Covenant Changes Available for Review

This year the Annual Homeowners Meeting is even more important because the ballot includes proposed changes to the Covenants and Restrictions that govern Wickham Forest. They must still be approved by the attorney. Once approved, they will be distributed to each home owner prior to the meeting. The DRAFT proposed changes have been published on the WickhamForest.com website for homeowners to review before the election. We have also created a Community Forum section where homeowners can discuss the proposed changes. This forum is monitored and while disagreement is acceptable, derogatory or disrespectful posts will be deleted.

Speed Humps on Forest Run?

There have been numerous newsletter articles discussing the problem of speeding and driving on the wrong side of the islands along Forest Run Drive. For those who have corrected this behavior, it is much appreciated by homeowners along Forest Run. However, it continues to be a significant problem. Numerous homeowners continue to complain about illegal driving.

Please know that homeowners are reporting violations to the police in hopes of increasing patrols in our neighborhood. All homeowners are encouraged to report illegal activity. It's not as important to get plate numbers and/or addresses as it is to make a complaint with the police. Patrols are assigned by the number of complaints within a specific region. **Call the police at 409-2200** and report what you are seeing - don't assume it will be handled by others.

Homeowners concerned with this behavior have started a petition to have speed humps installed on Forest Run to curb this behavior. The board would prefer not to add speed humps, and expects that a majority of homeowners do not want speed humps either. However, if violators do not stop driving illegally on Forest Run the option of adding speed humps will be seriously considered. This is your chance to prevent that from happening. Talk with your neighbors, talk with your visitors, and talk with your kids - make sure everyone knows that driving behavior in Wickham Forest is being monitored at all times.

Driving illegally around the islands saves only a few seconds. Are these seconds so important that you are willing to risk having speed humps installed so that safety can be upheld in our neighborhood? Please be respectful of your neighbors, and obey the traffic laws in our subdivision on all streets. This is a warning and chance to make a difference!

What is a Block Captain?

The Block Captain serves as a crucial line between the Neighborhood Watch organization (the Coordinator) and the individual residents. The role requires a responsible person with time and interest in working as part of the team. Most Block Captains have full-time jobs; being at home during the day is not required. The Block Captain should have a reliable telephone messaging system. Specific duties include:

- ◇ Be responsible for a manageable number of homes (usually 10-15). Go door-to-door and introduce yourself. Keep track of who is living in each home in your area (using the Log); record the person's name, telephone number, (also email or fax), and their participation status.
- ◇ Distribute and/or collect certain Neighborhood Watch forms (Security Surveys, Property ID brochures, etc.).
- ◇ Coordinate the use of the Engraver.
- ◇ Communicate Neighborhood Watch news to people in your area via telephone calls, fliers or personal contact.
- ◇ Serve as the contact person for people on your street to notify about crime or suspicious activity. Promptly notify the Neighborhood Watch Coordinator of this information.
- ◇ Attend Block Captain meetings.
- ◇ Go back to a house that has changed residents and make an initial contact. Explain the Neighborhood Watch program and distribute materials.

Becoming a Block Captain can be a very rewarding experience. You meet neighbors you might not have known otherwise. You serve important functions by keeping people informed about incidents in the community and by providing information about how to secure their homes. It is a visible position that is vital to the success of the Neighborhood Watch group as a whole.

REAL ESTATE NEWS



There was one home that sold in Wickham Forest last month:
12/4/09 4240 Wood Haven Drive Listed \$175,000 Sold \$165,000

There are new requirements to loan applications filed on or after July 30, 2009. Lenders will be subject to new disclosure requirements for mortgage loans under the Federal Reserve Board Truth in Lending Regulation (Regulation Z). Some key highlights of the change:

- 1) The new requirements apply to all mortgages secured by a borrower's home, including primary and secondary homes and refinancing. Investor loans continue to be exempt.
- 2) A lender must give a good faith estimate of mortgage loan costs within three business days after the consumer applies for the loan.
- 3) The lender may not collect any fees before the disclosure is provided, except for a reasonable fee for obtaining a credit report.
- 4) The closing may not take place until expiration of a seven-day waiting period after the consumer receives the early disclosure.
- 5) If the annual percentage rate (APR) increases by more than 0.125 percent, the lender must provide a corrected disclosure to the borrower and wait an additional three business days before closing the loan.

These are a few of the new federal regulations. In the past I have been able to close a contract in 30 days but I have been told that that it will take most lenders 30 days to get loan approval and to tell clients that closings will probably take up to 45 days. Short sales are running at least 60 days.

When you are looking to buy a new home you should shop around. It is no different than buying a new car. You want the best deal. You also want to know ALL the costs the lender will charge for securing a loan. Sometimes a lower interest rate is not always the best deal. Your credit report will not be affected when you are applying for a mortgage so do not be afraid to visit the banks and ask questions.

If anyone would like more information on the current real estate market just call me at 698-3115 or e-mail me at kathysayles@cfl.rr.com. If I can't answer your question I will find someone who can.

WELCOME NEW RESIDENTS



The board would like to welcome any new residents to our community. If you do not have a copy of our Covenants and Deed Restrictions, or have any questions about them, please contact any board member. We will be happy to assist you in any way we can.

A few reminders regarding our Covenants, for those who do not have a copy —

1. **Yard trash is picked up on Mondays.** Yard trash should not be placed at the curb until the night before pick-up. Tree branches/shrub clippings, etc. need to be cut down to 4 foot sections and bundled for easier pick up by waste management. Big piles of yard debris are difficult to handle and will not be picked up. Yard debris not picked up on Mondays will require that the homeowner call Waste Management themselves to arrange for a special pickup at no cost to the homeowner. It is suggested that the homeowner also call a board member to notify them that a pickup has been scheduled. For information, contact Waste Management at 321-723-4455.
2. **Garbage is picked up on Tuesdays and Fridays. Recycling is picked up Fridays.** Garbage containers/recycling bins should not be placed at the curb until 5pm the night before pick up. Garbage containers/recycling bins must be stored as not to be visible from the street or adjacent property within sight distance of the lot.
3. If you are planning to paint your home or plan any exterior changes, please contact the Architectural Review Committee (ARC) for approval **BEFORE** starting any new project. A sample of paint color, shingle type/color, plan layout, etc. must be submitted to the ARC for approval.

IMPORTANT CONTACTS

Melbourne Police Dept (non-emergency) (321) 409-2200

Fire Department (321) 752-4642

Melbourne City Hall (321) 727-2900

City of Melbourne Water Department (Normal Hours) (321) 674-5726

City of Melbourne Water Department (Emergency) (321) 255-4622

Fix a pothole: City of Melbourne (321) 953-6231

FPL Power Outage (800) 468-8242

FPL Meter Check (800) 468-8243

Florida City Gas leaks, Odors, or Emergencies (888) 352-5325

Waste Management 321 723-4455

Appliance Pick up: (321) 953-6302

Large yard pile Pick Up: (321) 953-6302

Dispose of old paint or other household chemicals: (321) 255-4365

AT&T Residential Repair Service: (877) 737-2478

AT&T FastAccess DSL Technical Support: (888) 321-2375

Bright House Customer Service (321) 254-3300

Bus Transportation (321) 242-6497

!!!BLOCK CAPTAINS DESPARATELY NEEDED!!!

<u>NEED VOLUNTEER</u>	Forest Run (Section 1)	
<u>NEED VOLUNTEER</u>	Forest Run (Section 2)	
Lane Smith	Forest Run (Section 3)	321-259-8760
<u>NEED VOLUNTEER</u>	Forest Run (Section 4)	
Tara Motlaugh	Forest Run (Section 5)	321-259-5641
Cindy Wells	Wildwood (Section 1a)	321-242-7517
<u>NEED VOLUNTEER</u>	Wildwood (Section 1b)	
<u>NEED VOLUNTEER</u>	Wildwood (Section 2)	
G. McWilliams	Wildwood (Section 3)	321-751-3749
Jack Clark	Woodhaven (Section 1)	321-751-2549
Lori Pintar	Woodhaven (Section 2)	321-255-3728
Diane Sheffield	Woodhaven (Section 3)	321-253-0301
Crusita Gillon	Wild Oak	321-757-3180
<u>NEED VOLUNTEER</u>	Bent Pine (Section 1)	
Sarah Corbin	Bent Pine (Section 2)	321-271-8376
<u>NEED VOLUNTEER</u>	Bent Pine (Section 3)	
Barbra Williams	Red Maple Place	321-255-2994
Sharon Hughes	Willow Bend (Sec 1 & 2)	321-242-0514
Linda Charter	Willow Bend (Section 3)	321-255-8382
Marge Olsen	Willow Bend (Section 4)	321-253-0357
<u>NEED VOLUNTEER</u>	Sweet Bay (Section 1)	
<u>NEED VOLUNTEER</u>	Sweet Bay (Section 2)	

ARCHITECTURAL REVIEW COMMITTEE

Interested in helping the ARC? We are looking for two new members to help us at with the Architectural Review Committee. If you think you would like to meet with us monthly, please email Bernadette Pinto at bpinto@cfl.rr.com

Please make sure you submit an ARC request form and wait for approval before beginning any exterior painting project.

Architectural Review Committee Meeting

Tuesday, January 19th AT 7:30PM

2580 Red Maple Place

Report Storm Drain Violations

It is illegal to dump grass clippings, yard trash, or other items into the storm drains. If you observe somebody using the storm drains improperly, please remind them that this is not allowed. If they are unreceptive or unwilling to comply, please contact Melbourne's STORM WATER ILLICIT DISCHARGE HOTLINE at (321) 953-6241. They will contact the homeowner and explain the law.

For Your Information

This is not an endorsement, but sharing of information. To place or remove an entry, please contact Duane Charter at 255-8382 or email secretary@wickhamforest.com. To eliminate stale advertisements, they will be removed after 3 months. Please let us know if you wish to continue your advertisement.

ATTORNEY: Wills, Trusts & Powers of Attorney; Probate & Trust Administration; Guardianship; Will & Trust Contests; Real Estate; Civil Litigation. I am a Wickham Forest resident – Free Consultations for fellow Wickham Forest residents. Pierre Mommers, MOMMERS & COLOMBO, Eau Gallie Blvd., Melbourne, 751-1000.

FAMILY AND COSMETIC DENTISTRY: Forest Plaza, Sam Kretzschmar, DDS, 242-2236

WEDDING & SOCIAL INVITATIONS: Choose from a bridal store catalog of professionally engraved invitations at 20% off retail price. Call Carol for appointment 242-2909

SPANISH TEACHER/TRANSLATOR: If you are looking for a new, amusing and dynamic way to learn Spanish, call me! Private lessons for children or adults. Individuals, couples or groups welcome. Classes will be available all week from 9:00am to 9:00pm in your own facilities (office, home, etc) or in a public, convenient place. Special pricing for Wickham Forest residents. Call pilar at (321) 259-0539.

TRANSFER YOUR REELS/PHOTOS/VIDEOS TO DVD: Transfer regular 8mm/super 8mm reel tapes, photographs (film or digital), and VHS to DVD. Each DVD can store 2+ hours of video/audio, and can be customized to fit your needs. Call Lane at 259-8760 for a quote or go to www.lrsproductions.com.

AVON CUSTOMERS: Please call Vicki Dawson at (321) 242-2746 for continued service.

DNA-BASED NUTRITIONAL SUPPLEMENTS from Genewize Life Sciences. For information: denisebeasley@cfl.rr.com or to order on-line: www.mygenewize.com/gbeasley.

LICENSED MORTGAGE BROKER: Providing Residential and Commercial Mortgages. Contact Greg Beasley at 321-591-0502. Wickham Forest resident since 1991.

NOTARY SERVICE: Available evenings & weekends for notary service. Will travel to you! Wickham Forest resident since 1999. Please contact Angie Day at (321) 544-1432

MARY KAY COSMETICS: Try America's #1 Best Selling Brand of Skin Care and Color Cosmetics. Get ready to fall in love with Mary Kay. Pamela Castellana (321) 757-9893 and/or website www.marykay.com/pcastellan.

CHILDBIRTH PREPARATION: Prepare for your birth by learning the options you have in Brevard County. Childbirth Classes and Birth Doula Services offered by Terri Myers, ICCE. Over 12 years experience in home and hospital births. Free consultation. mamaterra@cfl.rr.com, 321-259-5598, www.spacecoastdoulas.com.

PET CARE SERVICES: Offering private pet care visits at the pet owner's home. Services also include basic home care while away. "Giving them the care, while your not there!" Contact Cindy for consultation at 255-2658 or email pet-care-nanny08@yahoo.com.

HOUSECLEANING: Contact Crusita @ 757-3180

HOME IMPROVEMENT:

TRANSFORM YOUR POOL: Want a more updated look for your pool? Call ALL AMERICAN POOLS at (321) 751-1339 for your free estimate. We do repairs, remodeling and new construction. Licensed & Insured, Lic#RP252555068.

PAINTING & ROOF MILDEW REMOVAL: Nichols Painting and Roof Cleaning (Wickham Forest Resident). Licensed /insured. Interior/exterior painting. Call Jake at 242-7722.

PRESSURE WASHING: Will clean your pool deck, patio, walkways, siding and more. Free Estimates, call Greg at (321) 253-4557.

AIR CONDITIONING: Custom Air and Heat, both residential and commercial sales, service and installation. State license number is CAC1815128. Contact Michael J. Hilliger 24/7 at (321) 223-8749.

WICKHAM FOREST REALTORS:

List your Wickham Forest home with Kathy Sayles a 13 year resident of the Sanctuary. I am with ERA SHOWCASE the largest realtor in Brevard County. For complete service call 321-698-3115 or email at kathysayles@bellsouth.net.

WANTED:

FREE STUFF:

FOR SALE:



Wickham Forest Homeowners Association Annual Meeting

Please plan to attend the next annual meeting in February 2010. Besides voting for Board of Directors, proposed covenant changes will be on the ballot.

The Wickham Forest Newsletter is published for the Wickham Forest homeowners by the Wickham Forest Homeowner's Association as a courtesy to all property owners and residents. The Association assumes no responsibility for article content or advertising message as submitted for inclusion in the newsletter. Advertising and articles are not endorsed by the Association nor is there any implied warranty by the Association.