

# Wickham Forest Homeowner's Association

<http://www.wickhamforest.com>

May 2015



## Important Notices

From  
The Wickham Forest President

Wickham Forest  
Homeowners Association, Inc.  
PO Box 410621  
Melbourne FL 32941-0621  
FAX: (888) 851-4645

## CONTACTS

### Association Board

#### Ingrid Smith, President

(607)427-7170

[President@wickhamforest.com](mailto:President@wickhamforest.com)

#### Mary Greenfield

##### 1st Vice President

(321) 253-0328

[1stvicepresident@wickhamforest.com](mailto:1stvicepresident@wickhamforest.com)

#### Nancy Phillips, 2nd Vice President

(321) 255-1596

[2ndvicepresident@wickhamforest.com](mailto:2ndvicepresident@wickhamforest.com)

#### Marcella Johnson, Secretary

(321) 253-4811

[Secretary@wickhamforest.com](mailto:Secretary@wickhamforest.com)

#### Ed Clark, Treasurer

(321) 255-9476

[Treasurer@wickhamforest.com](mailto:Treasurer@wickhamforest.com)

### Architectural Review Committee

#### Carol Theiler, Chairperson

(321) 259-7400

- Susie Nichols
- Linda Beckwith
- Georgette McWilliams
- Dan Reichel
- Nancy Cassell (alt)
- Bernadette Pinto (alt)

#### Webmaster

Duane Charter (321) 255-8382  
[board@wickhamforest.com](mailto:board@wickhamforest.com)

#### Wickham Forest Website

<http://www.wickhamforest.com>

#### North Melbourne HOA Alliance

[www.northmelbournehomewonersalliance.com](http://www.northmelbournehomewonersalliance.com)

## ARE YOU READY FOR THE WICKHAM FOREST

## ANNUAL GARAGE SALE MAY 2, 2015 ????



The Wickham Forest annual community garage sale will be held on May 2, 2015, 8:00 AM–2:00 PM, and advertised in our newsletter, NextDoor Wickham Forest as well as Craigslist. Signs will be posted at our entrance the previous day.

The WF Board has arranged to have GOODWILL come into the community to pick up any unsold items that homeowners would like to donate. The truck will drive through the neighborhood after 2 pm for pick up on Sat., May 2, 2015.

## Outstanding 2015 WFHOA Dues

Currently there are 16 properties (8 homeowners and 8 homes in foreclosure) in Wickham Forest delinquent in paying 2015 annual dues. Late fees are accumulating. The total due as of end of April, 2015 on those delinquent accounts is \$158. If you have not paid your 2015 dues, NOW is the time to do so.

## [WWW.WICKHAMFOREST.NEXTDOOR.COM](http://WWW.WICKHAMFOREST.NEXTDOOR.COM)

94 WF members. Let's reach 100 strong by summer. Membership is by invitation only. Ask a neighbor to invite you or visit [www.WickhamForest.NextDoor.com](http://www.WickhamForest.NextDoor.com) to request membership permission

WickhamForest NextDoor is a quick on-line location to receive –up-to-date information about our neighborhood and neighboring communities. Read more about it on page 8 of this newsletter issue.

## WFHOA Board Meeting

April 15, 2015

The meeting was called to order at 7:05 PM at 2540 Red Maple Place.

Board members present: President Ingrid Smith, 1<sup>st</sup> VP Mary Greenfield, 2<sup>nd</sup> VP Nancy Phillips, Treasurer Ed Clark and Secretary Marcella Johnson.

Under old business Ed Clark made motion, seconded by Mary Greenfield to accept the minutes from the last meeting, motion carried.

Pres. Ingrid Smith introduced a work program geared to HO Associations. A free demo is available and will be looked into for further information.

Treasurer Ed Clark read his monthly report. Motion made to accept by Ingrid Smith, seconded by Mary Greenfield, motion carried. Ed Clark is also looking for 2 more bids to clean the entrance sidewalks, and a decision will be made by end of April.

1<sup>st</sup> VP Mary Greenfield reported that the flowers at our entrance are not surviving due to excessive moisture. A leak in the sprinkler system is suspected and will be checked out. As an alternative more top soil will be added to absorb the water.

2<sup>nd</sup> VP Nancy Phillips reported the following letters of violations mailed: 4 on wire fences, 2 chain link fences, 2 street parking, 1 RV, 1 lease, 1 on fines and 1 for dead vegetation. Nancy also made a motion, seconded by Ed Clark, that the area along Bent Pine pond be mowed on a monthly basis, motion carried. All other common areas were reported in good condition.

With no other business at hand, the meeting adjourned at 8 PM.

Marcella Johnson, Secretary

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### QUOTABLE QUOTES CORNER

REAL LEADERS are ordinary people with extraordinary determination (John Seaman Garns)

## WFHOA TREASURERS REPORT

3-1-2015 - 3-31-2015

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### INCOME

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|       |            |
|-------|------------|
| Dues  | \$4,068.00 |
| Fees  | \$100.00   |
| Fines |            |

|                     |              |                   |
|---------------------|--------------|-------------------|
| <b>TOTAL INCOME</b> | <b>TOTAL</b> | <b>\$4,168.00</b> |
|---------------------|--------------|-------------------|

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### EXPENSES

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#### Administrative Expenses:

|              |               |
|--------------|---------------|
| <b>TOTAL</b> | <b>\$0.00</b> |
|--------------|---------------|

#### OPERATING EXPENSES:

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|             |         |
|-------------|---------|
| FPL         | \$78.18 |
| PO Box Rent |         |

|              |                |
|--------------|----------------|
| <b>TOTAL</b> | <b>\$78.18</b> |
|--------------|----------------|

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#### MAINTENANCE EXPENSES:

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|                   |          |
|-------------------|----------|
| Flags & Repairs   | \$95.00  |
| Ponds             | \$290.00 |
| Mowing            | \$450.00 |
| Entrance Land-    | \$289.53 |
| Excavation Mowing | \$300.00 |
| Mowing 4705 Wil-  | \$100.00 |
| Sprinkler Repair  | \$75.00  |

|              |                   |
|--------------|-------------------|
| <b>TOTAL</b> | <b>\$1,599.53</b> |
|--------------|-------------------|

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#### TOTAL EXPENS-

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#### CASH ON HAND:

|                |             |
|----------------|-------------|
| Chase Checking | \$45,845.75 |
| Chase Savings  | \$12,497.23 |

|              |                    |
|--------------|--------------------|
| <b>TOTAL</b> | <b>\$58,342.98</b> |
|--------------|--------------------|

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## Wickham Forest ARC Meeting Summary

Date : April 15, 2015

### Members Present:

Carol Theiler  
Georgette Mc Williams  
Susan Nichols  
Dan Reichel

### Requests Approved:

2615 Forest Run Drive

Exterior House/Trim Paint:  
House: Behr Pumpkin Cream - PPU3-9  
Trim, Garage Door, Soffit and Fascia - White



2680 Forest Run Drive

Install wood screen for garbage cans  
Replace all windows with white vinyl, hurricane rated glass

2500 Wild Wood Drive

Replace all windows and sliding doors with white, hurricane rated glass

2520 Wild Wood Drive

Replace privacy fence with same style pressure treated wood fence

4535 Sweet Bay Ave

Install white pvc picket fence in rear of house

4295 Wood Haven Drive

Replace roof with grey shingles

4380 Wood Haven Drive

Install new board on board fence with gates

Our next meeting will be May 13, at 4590 Willow Bend Drive.

Most items are easily approved, and most questions easily answered. We are all working to make our Wickham Forest neighborhood the best and loveliest in the area!

Also, remember to check with the covenants or the ARC members if you have any questions regarding exterior changes. ARC committee meets the 2<sup>nd</sup> Wednesday of each month.

### **AN IMPORTANT FRIENDLY REMINDER:**

**The ARC Committee is unable to consider requests for painting without a color sample.** We cannot take just a name or "same as before". Requests submitted without proper documentation just delay the approval of your request.

Thank you, for all of your cooperation.

## Wickham Forest Newsletter is now digital

Your copy of the Wickham Forest Monthly Newsletter is available each month online at [www.wickhamforest.com](http://www.wickhamforest.com). It is also available online at the NextDoor Wickham Forest website. Both sites will allow you to print your copy at home.



If you wish to receive a hard-copy of the WF Monthly Newsletter, please notify the publisher by sending an E-mail to [board@wickhamforest.com](mailto:board@wickhamforest.com) with your name and address, along with a brief message that you prefer to receive the newsletter on paper. Or contact one of the board officers, asking for a paper copy. Someone will be happy to deliver a copy to you.

## IMPORTANT Yard waste reminder

Yard waste is collected by the City on Friday. WF covenants regarding yard waste have not changed. Trash and yard waste shall not be placed at curbside earlier than 5:00 p.m. on Thursday, the evening before scheduled pick up.

**VIOLATION LETTERS WILL BE SENT WITH POSSIBLE FINES.** If you have tele-



phoned the City for pick-up, please take a moment to notify the Board so you do not receive a violation notice.

If very large amounts of yard waste need to be removed, the city should be called (321.953.6302) as located on page 6 of this newsletter) to schedule a special pick up. If you hire someone to trim your trees/shrubs they are required to haul the debris away. Unlicensed/uninsured vendors may not provide complete service and could present possible legal problems for the homeowner.

## STREET PARKING - BEWARE OF PENDING FINES

Our covenants state that street parking is not allowed except in special circumstances. Parking on the lawns is NEVER allowed (including the lawn between the sidewalk and street). It is not a covenant violation if you park your vehicle on the street the wrong way or block the sidewalk. However, it is a city ordinance violation and you are susceptible to ticketing by the Melbourne Police. If you are parking on the street, know you are at risk of being fined \$50 PER occurrence. The board will not be sending warning letters to homeowners who have received parking notices in the previous 12 months. The board will proceed directly to fines.

This notice serves as a reminder to all homeowners to park in ages or driveways. Violators will start seeing letters and possible fines in the near future.

their gar-  
tential



## WELCOME NEW RESIDENTS

The board would like to welcome you to the 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.

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

1. **Yard trash is picked up on Fridays.** 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.
2. **Bulk Items:** You do not need to call Waste Management to schedule a pickup bulk items (including furniture). These items can be placed at the curb on Fridays. The truck that picks up the yard trash will make note of the address and return later in the day to pick up bulk items. They will be automatically picked up as long as nothing was longer than 4 ft.; the same as yard trash. information, contact Waste Management at 321-723-4455.
3. **Electronics:** You still need to call to arrange a special pick up for appliances and electronics.
4. **Garbage is picked up on Tuesdays and Fridays. Recycling is picked up Wednesday.** 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.
5. 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) 608-6731 (MPD1)  
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) 468-8243  
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

## Important WF Reminders

### **IMPORTANT NOTICE TO HOMEOWNERS REGARDING LEASES AND WF RENTALS**

All WFHOA homeowners were asked in February 2014 to vote on an amendment to the WFHOA Declaration of Covenants. The Amendment to the **WFHOA Declaration of Covenants** passed by a majority vote. Please refer to your copy that was mailed to you in June 2014 for your files. This information can also be located online at [wickhamforest.com](http://wickhamforest.com), under covenants, sec11.1. The Amendment requires all WFHOA landlords to submit a copy of each lease agreement to the WFHOA Board in a timely manner. While most WF landlords have complied, a few lease copies are still outstanding. If you are a landlord, please make certain to comply with the directives as quickly as possible to avoid incurring fines. If you have a second address but your property is NOT leased or rented, please notify the board with that information, as well. THE WFHOA BOARD THANKS YOU FOR ASSISTING WITH ALL UPDATES TO PROPERTY RECORDS.

### **SIDEWALKS, DRIVEWAYS, HOUSES AND MILDEW**

**THANK YOU WICKHAM FOREST!!! Most WF sidewalks and driveways have been cleaned. What a difference it has made in appearance!**

#### **Sidewalks and Driveways**

The WFHOA has completed its review of sidewalks and driveways in our neighborhood which were moldy and/or stained with iron. Reminders for cleaning these have been mailed.

Very dark mold and/or iron stains can be tenacious and difficult to remove. Several neighbors have reported that chlorine brushed on prior to pressure cleaning yields satisfactory results. Others report home improvement stores offer other solutions to cleaning concrete. IF you are unable to get the work done right away, please notify the HOA with a call or email indicating that you are aware of the issue and have a plan to see the work complete.

#### **Houses and Roofs**

Letters of reminder will soon be mailed regarding **mildew on houses and roofs**. To avoid receiving such a letter, check NOW and clean these areas, as well. If you have already taken care of this, thank you for being pro-active and considerate of our neighborhood.



# For Your Information

## *Nextdoor Wickham Forest A Neighborhood Communication Tool*

*HELP NEXTDOOR WICKHAM FOREST reach 100 strong. Invite your neighbors to participate. This site has rapidly become a source of important notices from the city, from your neighbors and from your HOA.*

From past newsletter articles, residents are probably aware that Nextdoor Wickham Forest was created for specifically Wickham Forest by a Wickham Forest resident, who himself works as law enforcement officer. The facilitator of WF monitors the content that is posted. Nextdoor Wickham Forest empowers residents to have the availability to notify other neighbors quickly of security issues within WF. Residents can also post classified in a special section, receive notices from MPD in case of emergencies or road closures, etc. Should someone post a message that you are invited to a game or a give-away and you are not interested, simply delete your message, BUT keep watching for home security notices. Nextdoor Wickham Forest is now connected to the Melbourne Police Department, receiving important messages pertinent to WF and surrounding neighborhoods. Nextdoor includes Classified, Crime and Safety, Free items, Lost and Found, Recommendations and you can even read WFHOA monthly Newsletters. Ask a neighbor to invite you or visit [www.WickhamForest.NextDoor.com](http://www.WickhamForest.NextDoor.com) to request membership permission.

### IMPORTANT PET CARE

#### WFHOA COVENANTS SECTION 7.5C.

Your neighbors LOVE your pets but please remember: when walking your dog, pick up the waste and dispose of it properly. Leaving the waste on the ground increases public health risks by allowing harmful bacteria and nutrients to wash into the storm drains.



Besides being inconsiderate to your neighbors, it is a violation of Melbourne Ordinance. Additionally, the Wickham Forest 2010 Covenants identifies failure to clean up after your pet is an infraction that can be assessed a fine of \$50 per violation if you are observed (Section 7.5c)

### HURRICANES AND SUMMER STORMS

Hurricane season runs from **June 1 through November 30**, only a month away. Be prepared. Create a plan of action. Be pro-active.

**Prepare your home and property NOW. Do not wait until a storm is arriving. Trim all trees, and shrubs, Remember all loose items become “projectiles” in high winds. Have a plan to secure all loose outdoor items, such as lawn furniture, hoses, and all other outdoor items.**