



**Wickham Forest Homeowners
Association, Inc.**

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Contact the Board

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Mary Greenfield, 1st Vice President
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Frank Johnson, 2nd Vice President
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Janet Smith, Secretary
(561) 703-4618

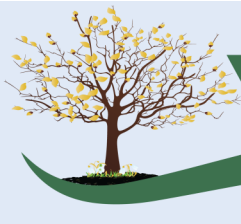
Jim Spanogle, Treasurer
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Nestor Colon, ARC Chairman
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WickhamForest.com

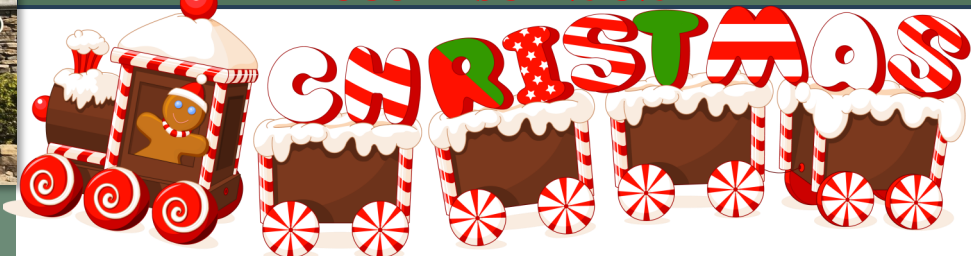


WICKHAM FOREST

Living

Wickham-forest@googlegroups.com

December 2021



Homeowners interested in serving on the WFHOA Board of Directors are encouraged to submit a brief bio by January 1, 2022 to the Board at wfhoa@googlegroups.com. Those received will be included with the ballots that will be mailed in January with the dues letters for the Annual Meeting on February 16, 2022.

Reminder to all Wickham Forest Homeowners: According to the Covenants agreed upon when you purchased your property, all lots are residential parcels and shall be used exclusively for single-family residential purposes. Additionally, in the Third Amendment to the Covenants, Article XI, 11.1 it states as follows regarding rental properties: "...Property Owner must provide the Association a copy of completed Lease application, a copy of the subject Lease, and the written results of a nationwide criminal background search" of prospective Lessee's.

Proper placement of yard waste, including holiday trees, plays a role in protecting the Indian River Lagoon from stormwater pollution. Yard waste should never be placed in the street, allowing debris to wash down the drains. Always place your yard waste on the grass!!



November 2021 Board Meeting

November 17, 2021

Board Members Present: Nancy Phillips (President), Mary Greenfield (1st VP) Frank Johnson (2nd VP), Janet Smith (Secretary), Jim Spanogle (Treasurer)

Others Present: Pam Clark (Admin Asst.), one homeowner

Minutes

Nancy called the meeting to order at 7:01PM with a quorum of all five board members present.

Secretary's minutes from the last meeting in October 2021 were approved as published in the November newsletter. Financial reports for October, as published in the November newsletter were approved.

Mary reported that the cost of poinsettias for the entrance, if purchased through Prolawn, has increased significantly from the previous estimate. The Board will purchase and plant them instead of using their services. Overflow trash from the strip mall's dumpster near the WF entrance continues to be a problem. City of Melbourne Code Enforcement will be contacted for help on this issue.

Frank shared that lost animal signs may not be placed on stop signs and other traffic signs within Wickham Forest, and the Covenants state that signs may not be nailed or attached to trees within the subdivision.

There has been no update from the attorney regarding closure of the bike paths.

No update has been received from BSE concerning an inspection of the weirs on the retention ponds within Wickham Forest.

Prolawn will trim back the vegetation that is intruding on the WF property at and around the entrance, to include the first home on the south side of Forest Run. The property owner of the empty lot just south of the entrance has not responded to continued correspondence regarding the intrusion of vegetation.

Plans for the holiday decorations at the entrance will include poinsettias, net lights, garland, and bows to be placed by Board members and volunteer homeowners.

Board members attended the November ARC meeting to discuss issues related to the ARC. Verbiage regarding the ARC committee and applications will be added to the annual dues letter/ballot to be mailed out in January. Homeowners are reminded to fill out ARC applications TOTALLY, including signature, in order to be put on the ARC committee agenda for review. No current ARC members have stepped up to replace the current chair who has tendered his resignation. Pam will take on some of the responsibilities of sending approval/denial letters to homeowners, and transition from using snail-mail to using email for those letters when possible. Also, a checklist will be developed to add as the first page of the ARC application so that homeowners can readily check that they have addressed all the requirements before submitting the application. Mention of mailboxes in the application will be removed because mailboxes are not addressed in the Covenants. The suggestion to reword the Covenants regarding landscaping projects was denied.

Cory, from Brevard Excavating, will remove the vines and excavate the roots that are growing on the railroad side of the Bent Pine retention pond fence. If not removed, the vines will topple the fence causing costly replacement.

Pepper trees growing near the Bent Pine Weir need to be removed, however, if they are not on HOA common ground, they would be the responsibility of the homeowner. Someone will check on the location of this intrusive plant.

Wickham Forest neighborhood Holiday Decoration judging will take place on Sunday, December 19th at 7pm. Get your property decked out for the holidays!!

(Minutes Continued on page 3)

Many thanks to the neighbors who came out to help decorate the entrance to Wickham Forest for the Holidays: Nestor and Mayra Colon, Karen Cook, Rhonda Kapelanski, Diane Tremmer, and Doug Smith. The Board appreciates your creative ideas, help, and expertise!

SPACE COAST LIGHTFEST

Space Coast Lightfest is a drive-through holiday light spectacular currently on display at Wickham Park from 6:30—10:00pm nightly until January 2nd. It is over a mile long, with over three million lights. Santa Claus is present through December 24th.

Cost is \$20 per carload. Proceeds benefit the Boy Scouts of America.

The speed limit on ALL roads in Wickham Forest is 25mph AT ALL TIMES! Please consider the safety of your neighbors when driving. **ALWAYS stay to the right** side of the islands on Forest Run and Wood Haven.



November 2021 Violations

Violation Type	1st	2nd	Fines	Lien Notice
Garbage Cans	1	X		



After the holidays, start thinking about power washing for mold/mildew on sidewalks, driveways, gutters, fences, and homes. Mold/mildew checks will be done later in January. Help the Board to save postage costs, and avoid receiving a violation letter by evaluating and completing the removal without a reminder.

(November Board Meeting Minutes continued)

Solar lights previously purchased will be installed at the Message Board so it's visible at night.

Non-agenda items discussed:

Homeowner present complained about the yard debris, grass clippings being blown into the retention pond behind homes on Forest Run. The Board requests that anyone witnessing please forward the name of the yard maintenance company and the address of the homeowner so that appropriate action can be taken.

Speeding along Forest Run continues to be a problem. Reminders that the speed limit on ALL roads in Wickham Forest is 25mph is mentioned in every newsletter.

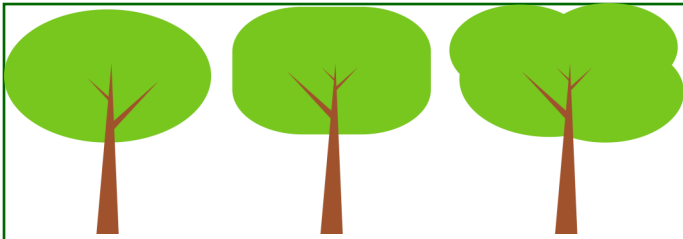
The Message Board door has a few cracks on the hinge side. A metal door will be ordered to replace the current plastic one. Cory will install it once it arrives.

A homeowner has submitted a request for a Covenant change about back yard fencing around the retention ponds. The wording will be checked by the Board attorney and then added to the ballot for homeowner approval at the Annual Meeting in February.

Meeting adjourned at 8:10PM.

The next Wickham Forest Board meeting will be held Tuesday, January 18, 2022 at 7:00pm at Joe's Club. The Annual Homeowners' Meeting has been scheduled for February 16, 2022. SAVE THE DATE and plan to attend!

Budget Meeting immediately followed the Board Meeting. The budget for 2022 was reviewed and approved by the Board. Dues for 2022 will increase by 15% from \$187 to \$215 to cover the increased cost of services and reinforce the emergency contingency fund. A copy of the 2022 budget will be included in the January mailing of the dues letter/ ballot to all homeowners.



ARC

Wickham Forest Architectural Review December 2021

Members Present: Nestor Colon, Bob Bruno, Susie Nichols, Joan Scott, Marisa Amick

Approved Requests

2655 Bent Elm Ln.

Repaint house: Sherwin Williams paint, colors: Main: Fresco Cream #SW-7719, Trim: Extra White #SW-7006, Garage door: no change, Front door: no change
Replace part of wood fence: Replace damaged portion of backyard fence with board-on-board wood fence, color: Natural

2540 Bent Pine St.

Install fence:
Install 5' board-on-board wood fence on east side of yard and replace existing backyard fence with same type, color: Natural

2770 Forest Run Dr.

Replace roof:
Atlas Prolam Whitebridge shingles, color: Desert Shake

2435 Wild Wood Dr.

Install shed: Install 7'x7'x7' plastic shed on right side of house opposite of pool enclosure, site "A" on property survey

4545 Willow Bend Dr.

Remove tree: Remove jackfruit tree, large fruit dropping from tree could be a hazard

The next ARC meeting will be January 8, 2022 at 7:00 P.M.

See January Newsletter for location

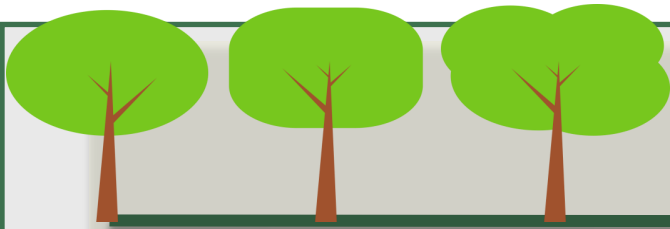
Most items are easily approved, and most questions easily answered. We are all working to make our Wickham Forest neighborhood the best and loveliest in the area! All projects must be started within six months or a new request will have to be submitted. Also, remember to check the covenants or with the ARC members if you have any questions regarding any exterior changes.

Chairperson: Nestor Colon

E-mail: arc-wf@googlegroups

The WF Board thanks Nestor Colon for his years of service to our Wickham Forest Community as ARC Chairman. During his tenure, a new Color Book was prepared and approved, and improvements to the application process were streamlined. He will be missed. The other ARC members are currently working together to provide a smooth transition until a replacement chairman is determined. Please consider serving your neighborhood by volunteering as an ARC member. There is a vacancy for an alternate member. Meetings are held once a month.





Banking Summary

November 2021

INCOME

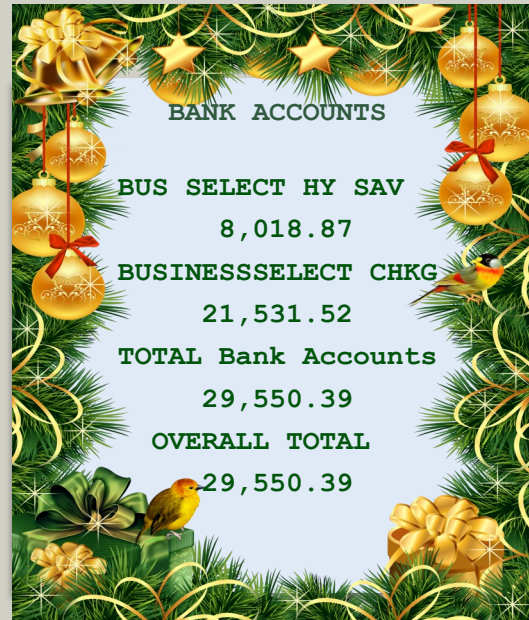
Interest Income	0.14
TOTAL INCOME	0.14

EXPENSES

Admin Fee	1,000.00
ARC	600.00
Banking Fees	25.00
Board Stipend	6,000.00
Conservation Area/ Swale Maintenance	2,805.00
Electricity	98.65
Holiday Decorations	236.07
Insurance	1,564.00
Landscape Maintenance	700.00
Meeting Room	50.00
Office Supplies	11.76
Retention Ponds	420.00
Postage	82.20
Update Landscaping - Entrance/Islands	215.73

TOTAL EXPENSES 13,808.41

OVERALL TOTAL -13,808.27



BANK ACCOUNTS
BUS SELECT HY SAV
8,018.87
BUSINESSSELECT CHKG
21,531.52
TOTAL Bank Accounts
29,550.39
OVERALL TOTAL
29,550.39



1.

Welcome New Residents!

The WF 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 at: wickham-forest@googlegroups.com.

A few reminders regarding our Community and Covenants:

1. **Garbage is picked up on Tuesdays and Fridays. Recycling (yellow lid) is picked up Wednesdays.** Trash, garbage or other waste shall not be kept on any Lot except in sanitary containers or garbage compactor units. Garbage containers, if any, shall be kept in a clean and sanitary condition, and shall be so placed or screened as not to be visible from any road or adjacent property within sight distance of the Lot. **Trash, refuse and garbage shall not be placed at curbside earlier than 5:00 p.m. on the evening before scheduled pickup.**
2. **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. Waste Management will NOT pick up any yard trash in plastic bags. **If you have very large piles of branches and clippings, always call Waste Management ahead of Friday pickup to notify that you have a large amount. ALSO CALL DAVID AMBROSE—City of Melbourne Manager of the Waste Management contract. (321) 608-5081.**
3. **For Bulk Items: Contact Waste Management to schedule a bulk items pick up (including furniture).** These items can be placed at the curb on Fridays. The truck that picks up the yard trash will return later in the day to pick up bulk items. For more information contact Waste Management at 321-723-4455.
4. Waste Management trucks are automated, manned by only one employee. Therefore, any trash NOT in the garbage bin WILL NOT be picked up.
5. **If you are planning to paint your home or plan any exterior changes, to include Roofs and Fences, 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, regardless of the current color. **Applications for ARC approval are available on the website at wickhamforest.com**
6. In case you haven't heard, Wickham Forest residents have a great opportunity to stay informed with what is happening in our subdivision, as well as in the surrounding area. Join your neighbors in **NextDoor** with many new features added. **NextDoor** includes Classifieds, Crime and Safety, Sale/Free items, Lost and Found, Recommendations, Businesses, Groups, and Public Agency notifications. You can even read the Wickham Forest HOA monthly newsletters in the WF Monthly Newsletter group. It's fast, easy, and free. Go to <http://www.Nextdoor.com> to create your account.



Important Contacts	
Emergency for Medical, Fire, Police	911
Melbourne Police Dept. (non-emergency)	(321) 608-6731
Fire Department (non-emergency)	(321) 752-4642
Melbourne City Manager	(321) 608-7200
Melbourne Code Compliance	(321) 608-7902
City of Melbourne Water Department (repairs)	(321) 674-5726
City of Melbourne Water Department (Emergency)	(321) 255-4622
Report a Pothole: City of Melbourne	(321) 953-6231
FPL Power Outages, Meter Checks	(800) 468-8243
Florida City Gas leaks, odors	(888) 352-5325
Waste Management	(321) 723-4455
David Ambrose - City of Melbourne Manager of Waste Management Contract	(321) 608-5081
Bus Transportation	(321) 242-6497
Brevard County Animal Control (This number may redirect to the Brevard County Sheriff's Office.)	(321) 633-2024

