



WICKHAM FOREST

LIVING

Email: Wickham-forest@googlegroups.com

July 2023



Wickham Forest Homeowners Association, Inc.

PO Box 410621
Melbourne, FL 32941-0621

Contact the Board

Wickham-forest@googlegroups.com

Nancy Phillips, President

(321) 426-6047

Nancywfhoa@gmail.com

Kevin Rozanski, 1st Vice President

Kevinwfhoa@gmail.com

Sandi Melkonian, 2nd Vice President

Sandiwfhoa@gmail.com

Janet Smith, Secretary

janetwfhoa@gmail.com

Jim Spanogle, Treasurer

Jimwfhoa@gmail.com

Pam Clark, Admin Asst.

Pamwfhoa@gmail.com

Blain Morgan, ARC Chairman

hoarchair@gmail.com

Website: WickhamForest.com

IMPORTANT REMINDER

When communicating with the Wickham Forest Board of Directors, please do so *in writing* via email or USPS mail. Use the wickham-forest@googlegroups.com address to reach all Board members. The appropriate Board member will see it and respond. ALWAYS note in the subject line your STREET ADDRESS, as this is how Board members know what property you are referring to, and all records kept are by street address, as names related to an address are subject to change. Thanks for doing this, as it saves a lot of time researching to figure it out. Board members can't remember all 317 addresses and names attached.



Avoid working outside in the sun. Stay indoors where it's cool in the middle of the day. Wear light-weight, loose-fitting clothing. Drink plenty of fluids, especially water, to stay hydrated, or substitute with an electrolyte-rich sports drink for salt depletion. Take a cool shower.

June 2023 WFHOA Board Meeting

Wednesday, June 21, 2023

Board Members Present: Nancy Phillips, (President) Kevin Rozanski (1st VP), Sandi Melkonian (2nd VP) via telephone, Janet Smith (Secretary), Jim Spanogle (Treasurer)

Others Present: Pam Clark (Admin. Asst.), 7 homeowners.

Minutes

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

The secretary's minutes from the meeting in May 2023 were approved as published in the June newsletter.

The financial report for May 2023 was approved as published in the June newsletter.

Electrical work at the entrance necessary to bring up to Code was completed as estimated on the lowest bid received from 3 licensed electrical contractors. This involved installation of a new post, meter box and breaker box.

The sprinkler pump at the entrance was replaced under warranty, however there were costs involved with replacement sprinkler parts and a pump cover, as well as labor costs. Thank, Kevin, for seeking out the warranty information that was cost saving.

The Wood Haven pond remediation has been completed. The excavation company will be returning to mulch the pepper trees and debris removed from the pond at no additional cost. This work was completed in a timely manner prior to the active hurricane season by a company chosen after multiple bids were received. All of the above maintenance expenditures were necessary for the subdivision and came within budget allowance.

The neighborhood looks GREAT thanks to all the hard work of our neighbors in completing routine maintenance – power washing, painting, and yard upkeep. Homeowners have expressed that “Wet and Forget” and “Snow-Cap” products have been helpful in stain removal. Sandi will be speaking with the Board attorney to clarify the processes on violations/letters/fines, as well as reviewing the letters used to verify compliance with the legality of the wording.

Communication is still open with the City of Melbourne regarding the closure of the Wild Wood bike path. A homeowner notified the Board that a piece of chain link fence for the damaged fence on Wild Wood path may be available at a reasonable price through an organization in Palm Bay. Someone will investigate this possibility. Another homeowner present at the meeting was assured that there is no intention of closing the Bent Elm path at this time.

Appeals filed by two homeowners are on hold at this time pending verification of all documentation.

Trees overhanging the sidewalk at the entrance to Wickham Forest were trimmed back thanks to Kevin Rozanski and Jim Reagan. This is a great example of neighbors pitching in to volunteer time and skills to benefit the whole community.

Meeting adjourned at 8:06pm.

There will be **no WFHOA Board meeting in July** due to travel plans by Board members. Please check the Message Board at the entrance for updates on future meetings.





Hurricane Preparedness Tip



Pick up at least one nonperishable food

item every time you shop for groceries to build up your supply kit. Choose items that are non-perishable, such as canned fruits, vegetables, and meats, peanut butter and crackers. Granola bars, protein and fruit bars and dry cereal are excellent choices, and be sure to include non-perishable pasteurized milk. In addition to food items, also select disposable aluminum containers that can easily be used to heat foods on the grill if there are power outages. Keep a supply of paper plates, bowls, cups, and plastic utensils. You don't want to have to be washing dishes if there's no electricity to run the dishwasher. And please don't forget your pets!! Make sure you have adequate food supplies for your animals as well. For more information on preparing for storms, please check out www.FloridaDisaster.org. Scroll down on their home page to select "Hurricanes" for more tips.

June 2023 Violations

Violation Type	1st	2nd	Fine
Mowing	2		
Garbage Cans	6	1	
Yard Waste	6		
Parking	3	1	
External Condition of	1		
Trailer	1		
Outdoor Storage	1		

UPCOMING EVENTS

EVERY THURSDAY - Brevard County Farmers' Market—Held Year Round on Thursday afternoons at the Pavillion at Wickham Park - Market Hours: Thursdays, 3pm - 6pm

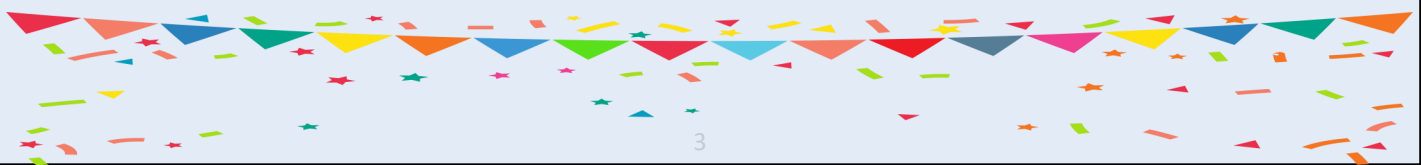
Every Tuesday, Wednesday, Thursday —Premiere Oaks 10: Free Summer Movies Doors open at 10:00 am, arrive early! Offer is limited to seating capacity. Movie starts at 10:30 am. There are \$4 concessions during the kids' show including: popcorn, drinks, and dippin dots. **July 11-13 Kung Fu Panda 3: July 18 -20 How to Train Your Dragon: The Hidden World ; July 25-27 Puss and Boots: The Last Wish; August 1-3 Minions: The Rise of Gru**

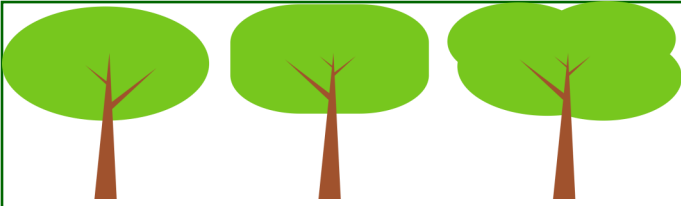
Sat. July 15 from 8am—1pm Wickham Park Community Center Rummage Sale Check out the vendors for a great deal or that unique something!

Sat. July 15 and Sun. July 16 from 10am—3pm Brevard Home and Garden Expo presented by Space Coast Trim-light at the Melbourne Auditorium At Brevard Home & Garden Expo, you will find the area's leading contractors, suppliers and home and patio/garden products to assist you with your home projects as well as special "show only" sales, deals and giveaways. Appliances, painters, landscapers, contractors, home & pool/patio exterior lighting, renewable energy, kitchen, bath, windows, screens, doors, and any other product or service related to the home. For more information: <https://www.brevardexpos.com/homeandgarden/>

Sat. July 15 and Sun. July 16 from 10am—5:30pm Christmas in July event by America's Antique Mall at 850 N. Apollo Blvd. in Melbourne

Saturday, July 22 from 10am—5pm at Merritt Square Mall - bUneke's MetaFest brings together vendors and providers for the public who will spend the day having fun and shopping while they explore enlightenment, alternative healthcare, art, books, jewelry, and opportunities! Interactive, inspirational, and fun presentations, and free—music and live entertainment make the whole day fun.





ARC

Wickham Forest Architectural Review June 2023

Members Present: Blain Morgan, Dolores Leach, Ronda Kapelanski, Joanne Osbourne, Reda Rozanski, Salpie Kasbar

Approved Requests

<p>4501 Willow Bend Painting: Behr Trim: Graceful, Main: Burnished Clay ,Garage Doors: White, Front Door: Onyx</p>	<p>4565 Sweet Bay Stucco repair: House trim stucco banding repair and removal. Painting: PPG Trim: Coastal crush Main: Minimalistic, Front door: Farm fresh</p>
<p>2480 Forest Run Roof: Owens corning Tera-cotta (Same as existing). Painting: Same as existing Main: Brown Tepee BT700D-4, Trim & Front door: Smokey topaz ST260F-6, Garage: White 2AW 1823</p>	<p>4625 Willow Bend Adding and replacement of 6" gutters. Removing two trees and stumps below grade from front of house due to disease and foundation issues</p>
<p>2585 Wild Wood Install new mailbox on existing base</p>	<p>2535 Forest Run Painting: BEHR Front door: Espresso Bean as requested on application.</p>
<p>2280 Bent Pine Install pool and bronze screen as requested on application.</p>	<p>4305 Wood Haven Painting: BEHR Main & Garage: Nice Cream Front door: White</p>
<p>2520 Red Maple Install 4 Hurricane windows on sides and front of house</p>	<p>2730 Forest Run Roof Asphalt shingle Color: Mojave Tan manufacturer: Certain Teed</p>
<p>4480 Sweet Bay Roof Asphalt shingle Color: Burnt Sienna manufacturer: Certain Teed</p>	<p>2410 Bent Pine Painting: BEHR Main & Garage: Nice Cream Front door: White</p>
<p>4715 Willow Bend Painting: Glidden/Behr Trim: Graceful gray ppu18-12u, Main: Swiss Coffee 12u, Garage Doors: Swiss Coffee12u, Front Door: Onyx</p>	<p>4735 Willow Bend Roof material: Asphalt Shingles, Color: Weathered Wood Manufacturer CertainTeed, New Pool Construction</p>
<p>4205 Wood Haven 4 Hurricane Window installations on front of house</p>	<p>2630 Forest Run Tree and stump removal next to driveway</p>
<p>4565 Willow Bend Replacing existing wood fence with board on board fence front & side</p>	<p>Please submit all items for consideration at least one day in advance of the monthly meeting.</p>

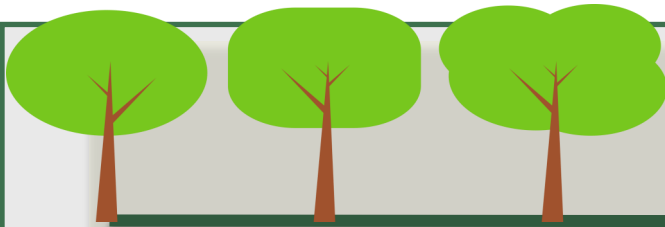
Our next meeting will be July 19, 2023 at 7:00 P.M. at Joe's Club

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.

E-mail: arc-wf@googlegroups.com

Chairperson: Blain Morgan

• Dolores Leach • Ronda Kapelanski • Reda Rozanski • Joanne Osbourne • Salpie Kasbar



Banking Summary

JUNE 2023

INCOME

Dues	490.00
Interest Income	22.09
Late Fees	150.00
Other Income	500.00
<u>TOTAL INCOME</u>	1,162.09

EXPENSES

Admin Fee	1,050.00
Banking Fees	25.00
Conservation Area/ Swale Maintenance	5,900.00
Electricity	34.44
Meeting Room	50.00
Office Supplies	119.71
Postage	16.50
Retention Ponds	460.00
Software Updates	195.88
Website Hosting	14.99
<u>TOTAL EXPENSES</u>	7,886.52

BANK ACCOUNTS
BUS SELECT HY SAV
8,051.29
BUSINESSELECT CHKG
70,193.56
TOTAL BANK ACCOUNTS
78,244.85

As of June 20, 2023, dues have been paid in full by 312 homeowners. The remaining 5 homeowners are assessed late fees of \$25 per month, plus 1.5% interest until dues are paid in full. Late fees and interest WILL NOT be waived for those delinquent accounts.

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

