



Homeowners Association
Newsletter

December 2017
Vol. 5 Issue 10

Happy Holidays!

Landscape Lore

Green Thumbs

Two thumbs up for the Green Thumbs! Many thanks to the dedicated group whose gardening skills have beautified the entrances to Wisteria Park. Their dedicated efforts set the tone for our community and are much appreciated by all.



Members of the Green Thumbs – November 2017

Oak tree ropes

Last month, our editor reported finding that our oak trees had been planted with plastic ropes and cords that have become embedded in the trees' bark. Some roots have also been forced into a circular growth pattern. If you have one or more oak trees on your property, you might want to inspect it /them and remove the smaller nylon rope around the base of the tree. This is easy to do and will enable nutrients to flow freely from the roots thus strengthening the tree and enabling it to withstand future storms.

If roots are showing signs of growing in a circular pattern, however, you may want to call a qualified arborist for professional advice. In the meantime, keep mulch at least five to ten inches away from the tree trunk to prevent stem girdling roots growing into it and making the tree unstable.

2017 Calendar of Events

PLEASE NOTE TIMES AND VENUES

December 18 (Monday) – **3:00 pm** Board meeting
West Manatee Fire and Rescue District Annex Building Meeting Room, 6417 3rd Avenue W, Bradenton 34209

January 22 (Monday) – **3:00 pm** Annual General Meeting
4:00 pm New Board Meeting
Palma Sola Botanical Park, 9800 17th Ave NW, Bradenton FL 34209
(ARC meetings are on an 'as required' basis)

All meeting notices and agendas are posted on the Wisteria Park notice board at the community pool a minimum of 48 hours in advance.

Household Hints

Pole lamps – bulbs and sensors

In Wisteria Park pole lamps must be illuminated from dusk to dawn as a safety precaution
<http://www.wisteriaparkhoa.com/files/documents/WP%20Rules%20and%20Regulations%200317.pdf>. Many of us only learn that our pole lamps are not lit when we receive a violation notice. LED bulbs are less costly than regular bulbs and last longer so if you need to replace bulbs, you may want to consider this option.

On the other hand, many pole lamps seem to be on all the time which is costly and wears bulbs out quickly. The sensor that triggers the lamp may be faulty (replacements are not expensive but please call an electrician to do the work) or simply covered in greenery that can be pruned. Have a look at your lamp to ensure it is on at night but off during the day.

Tidbits from the Editor

Christmas lighting – Rich Wachunis sent us an FPL link that has some great information about alternatives for reducing electrical consumption and costs. Take a look – very informative <http://www.fplblog.com/how-holiday-decorations-affect-your-energy-cost/?cid=MC17EN077>

County property records – After discovering that neither the HOA or our Landscaper had the schematics for our community irrigation system I spent a couple of hours at the County records office searching through electronic files depicting many aspects of Wisteria Park’s land engineering. The schematic for the Common Property irrigation system can now be found on wisteriaparkhoa.com along with a series of plans covering the irrigation layout servicing individual Lots and all other aspects of the subdivision’s utilities.

The staff at the records office was very helpful, and I did not encounter the expected crowded counter with a greeting of “take a number”. So if you ever need to access documents for your own Lot plans, the office is at 1112 Manatee Ave W, Ste 200 – call (941-748-4501 x 6860) for information.

Word from the Reporter

A neighbor suggested that a note on “what it’s like to serve on the Wisteria Park Board” might be useful in anticipation of our HOA elections in January. It has been a rewarding three years although I cannot say there have not been some challenges, not to mention many hours spent researching various issues that affect Wisteria Park (ganoderma butt rot, anyone?).

Despite a few anxious moments, however, the regular walk around the whole community almost every month was a great opportunity to get to know many neighbors and really helped me understand the dynamics of landscaping in a tropical climate.

The satisfaction of knowing you have been able to serve your community and maintain its beauty as well as the value of your home more than make up for any problems encountered along the way. The commitment of my fellow Board members is amazing and I am proud to have served with them.

2017 Architectural Review Committee

Steve Moyer – Chair
Gail Larose – Secretary
Mike Zelle – Member at large

Safety and Security

Pool gates and washroom doors

Wisteria Park is not a gated community. Our streets are County streets and the public may use them. However, our community amenities, including the pool, playground, gazebo and pool house, are private and trespassers are not allowed. To help ensure this privacy, homeowners using these facilities are reminded that they should lock the gates to the pool area when departing and firmly shut the washroom door when exiting.

Enhanced security measures have been installed in the pool area –extra lighting and plant pruning to improve visibility and signage to clearly indicate that trespassing is prohibited. Further measures are being considered to increase security in this area. In the meantime, anyone seeing anything out of the ordinary is asked to contact **the Manatee Sheriff’s Office at 941-747-3011, ext. 2003** to report it, using the pool address **1730 86th Street NW**.

Board Bits

Annual General Meeting

Homeowners should have received Annual General Meeting notices in the mail recently. The notice contains all the information you need to plan for this important meeting on Monday, January 22, 2018 at 3:00 pm at the Palma Sola Botanical Gardens. A second notice will be sent out later. If you are not able to attend, please complete a proxy form so that a quorum of homeowners is ensured.

Election process

We depend on our HOA Board to keep Wisteria Park viable; from landscaping to Internet provision, the Board contributes to the well-being of our community. Think about helping your neighbors by becoming a member of the Board. A variety of experience and expertise is needed along with the time needed to attend meetings and keep an eye on a range of topics and concerns. Most of all, meeting with fellow Board members is enjoyable!

2017 Board of Directors

Mike Zelle – President
Bob Harcourt – Vice President
Donna Burbidge – Treasurer
Gail Larose – Secretary
Steve Moyer – Member at large

WISTERIA PARK
Homeowners Association
Newsletter
Published Bi-monthly
Bob Harcourt, Editor

QUESTION? - Contact our Community Association Manager

Nicole Banks – nicole@sunstatemanagement.com, 941-870-4920, ext. 204
Visit the Wisteria Park website at www.wisteriaparkhoa.com to access Governing Documents, Newsletters, meeting agendas, minutes, financial reports, rules, forms and other community information.