

Table of Contents

THIS ISSUE

President's Corner.....	pg 2
Storage Unit & Upcoming Events.....	pg 3
Architectural Committee	pg 4
HOA Website.....	pg 5
Landscape & Property.....	pg 6
Bylaws Amendment & Election.....	pg 7
New Neighbors	pg 8
Other Highlights.....	pg 9
HOA Contact Information	pg 10

CONTACT

BOARD EMAIL

directors@bedford-parc.com

WEBSITE

www.bedford-parc.com

NEWSLETTER

For comments or suggestions on this newsletter please contact communications chair at candace.e.azevedo@gmail.com

Bedford Parc Newsletter

FIRST QUARTER - 2023



INSIDE

PRESIDENT'S CORNER
NEW NEIGHBORS
UPCOMING EVENTS

President's Corner

WITH WAYNE WARD

As we pass into May, the winter in north central Texas is coming to an end and we can look forward to the rest of spring and nicer temperatures. A real plus for Bedford Parc is our neighborhood landscaping and things have been greening up and looking good. Many have started to replant any damaged shrubs and plants - let's get outside finish the project.

Apart from 2417 Bedford Circle, house sales have been minimal for several months and it looks at present that trend may continue. We new neighbors moved into 2417 Bedford Circle around the first of April - please make sure to welcome them when the time permits. Sometimes during 2023 the City of Bedford is projecting more news about the Bedford Common project so we will be interested to see what evolves over the next few months.

We anticipate continued progress on our Reserve Study expenditures for the balance of 2023. So far, we have been very appreciative of your collective cooperation as the work has continued. We are continuing to work on improving the Bedford Parc website and as that continues, we will have periodic

updates at the regular monthly Board meetings. As you all are aware, you may follow that progress by reviewing the Board minutes of the meetings.

We had a good turnout at the annual meeting held February 27, 2023. The four new Board members elected were Lee Schwemer, Jake Hart, Sharon Merwin and Sarah Weaver.

At the first Board meeting following February 27, Beverly Roberts was elected treasurer and Sharon Merwin was elected secretary. We welcome the new Board members, and I would encourage everyone in the neighborhood to consider helping out with the management of Bedford Parc either by running for Board positions as they become available or participating on the various committees that are so key to the success of Bedford Parc.

We look forward to a successful, prosperous 2023. If you have any questions or concerns about Bedford Parc do not hesitate to contact me or any members of the Board.

Thank you,

H. Wayne Ward

Moved Storage Units Successfully

The first weekend in April, we moved storage units thanks to the help of neighbors Wayne Ward, Mel Crosier, Toni Holte, Trisha Henderson, Randy and Debbie Leal, Darrin Bachman, and Lee and Lila Schwemer.

THANK YOU NEIGHBORS!



Upcoming Events

6.4 DESSERTS IN THE PARC

DAY *Sunday June 4th*
PLACE *Parc by the Fountain*
START *6:00 PM*
DETAILS *Bring dessert - See email for info*

6.11 MEET THE MAYOR HAPPY HOUR

DAY *Sunday June 11th*
PLACE *Cachelle Court*
START *6:00 PM*
DETAILS *BYOB drinks, snacks, & lawn chairs*

7.12 LADIES NIGHT OUT

DAY *Wednesday, July 12*
PLACE *Macarena's Restaurant*
START *6:00 PM*
DETAILS *More details to follow via email*

Architectural Committee

Q1 SPRING REPORT

New members have joined the Architectural Committee. Current members include:

Faye Murphy 817-229-4873

2453 Bedford Circle

Margaret Eldridge 972-529-8536

2409 Bedford Circle

Trisha Henderson 817-657-3286

2416 Bedford Circle

Nancy Kaspar 832-439-1820

2228 Bedford Circle

Ricki Wilson 817-789-2613

2436 Bedford Circle.

This committee will soon complete a walk around of Bedford Parc to identify issues that need to be addressed. The goal of the ARC is to monitor covenant compliance to home improvement activities that are visible from the street and alley.

Recently it was called to the attention of the ARC that several homeowners have mailboxes that are rusted out on the inside. One resident was challenged to find a mail box that would fit into his brick structure. He did find one and was able to remove the old metal box and replace it.

If you have this problem, please contact an ARC committee member for additional information. This problem may be an alert to others who need to spray the inside of their mailbox with a rust resistant paint to help control the rust.

We all hope that the cold weather is over and it is now time for home improvement projects. The committee is receiving applications and calls almost daily as home owners review their property. The extreme heat last summer followed by low temperatures this winter has damaged landscapes and fences. It may be time to consider replacing old plants and making repairs to your fence. Please contact any member listed above if assistance is needed. Several homeowners have yard serve workers who they can recommend.

Thank you!

Bedford Parc HOA Website

NEW UPDATES IN PROGRESS

The board is currently working with a local web development company to launch a new and improved version of our HOA website. This will likely launch in the 2nd or 3rd quarter of 2023.

In the meantime, if you would like to visit our current website for Bedford Parc, please go to:

www.bedford-parc.com



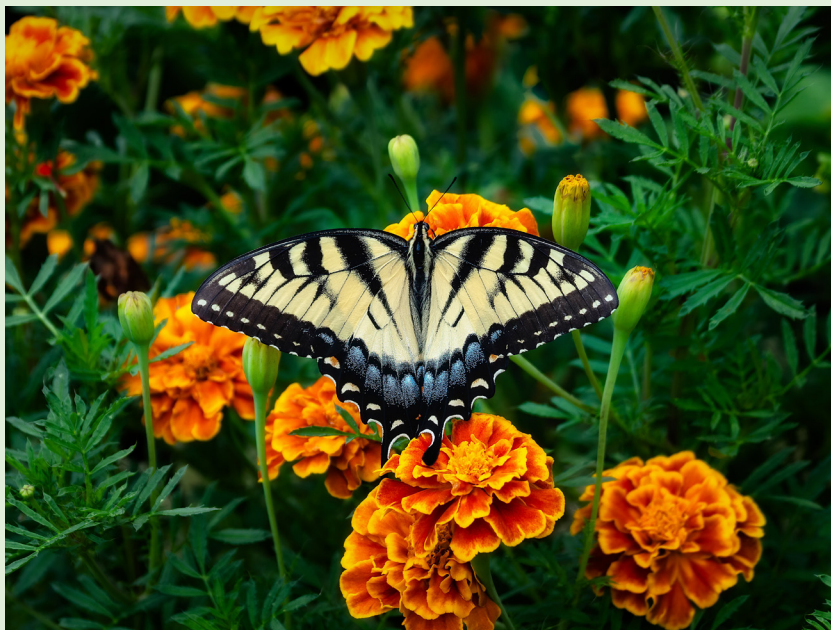
INSTRUCTIONS FOR ACCESSING THE WEBSITE:

1. You will enter your **last name** where it shows a small person. Under your name is a small lock where you enter your password.
2. Your password is your **Gate Code number, followed by a 0 (zero)**.
3. Click **Log In** and this will open our website.
4. Along the upper section are several Headers:
 - Home
 - HOA Board
 - Resident Info
 - Covenants
 - ACC
 - Policies
 - Helpful Links
 - Contact Us
5. You may click on any of the Headers and a list of attachments will appear under each Header.
6. If you click on the New Residents section, it will lead you to the Site Map (which will alphabetically list different topics, forms, and information as well)
7. We do our best to keep all residents informed and make this information updated and available to you.

Landscape & Property Update

LANDSCAPING

- As of April the landscaping company started performing weekly mowing, edging, blowing and bagging of clippings on front lawns and common areas.
- Also weekly hand weeding in common areas.
- We applied fire ant control applied on front lawns and common areas in April.
- In May seasonal color will be placed in the park beds and beds outside the front gates.



PROPERTY

The only major project for Bedford Parc in April was repairs on the south and west walls.

Some Basic Bedford Parc Rules to follow:

- **Do not water on Thursdays** - that is mowing day.
- **Do not put trash out on the curb before 6:00 pm the night before pick up.**
- **Pick up after you pets** when walking them.
- Park your cars on curbs **in the direction** of the traffic flow.
- **Speed limits** are 10 mph in alleys and 20 on the streets.
- Honor **no parking** signs on curbs.
- **Do not give your gate code out** to vendors or workers. Contact Irene Wierzbicki at irenemili@mac.com for questions about gate codes.

Contact

Questions?

Jerry Jarrett

Landscape & Property Chair

817-994-3631

jerry.jarrett1@gmail.com

BEDFORD PARC BYLAWS AMENDMENT UPDATE

The Bedford Parc Homeowners Board of Directors met March 6, 2023 and motioned approval on the amendment, which can be viewed from our website [here](#).

Apparently our lawyers, who drafted our Declaration of Covenants, accidentally overlooked the latest Sept 1, 2021 legislation which does not require occupants to turn over a copy of their lease to the board.

There was no charge for the Amendment.

This was emailed to everyone last month, but some may not have seen the email so we wanted to refresh everyone.

Sharon Merwin,
Secretary

City Council Election

MAY 6, 2023 GENERAL ELECTION UPDATE

The City of Bedford announced that because only one application was received for each place, they took to action to cancel the May 6, 2023 General Election since no other candidates applied by the February deadline so the applicants were unopposed.

They have moved via the cancellation to declare the unopposed races Rich Steves elected to Place 4 and Rob Gagliardi elected to Place 6.



Greetings New Neighbors!



2417 Bedford Circle

**Mari & Jason
Goldstein**



A WARM WELCOME TO

**Rowan Dean
Wilkerson**

MARCH 16, 2023

First resident to born as a member of
Bedford Parc! Congrats to parents Jen & Taylor!
Thanks to all the neighbors who supported the new
mom and dad by participating in the meal train!



BEST DRESSED KEEPING UP HER YARD!

The Architecture Control Committee spotted Cindy Harriman of 2208 Cabelle Ct. and captured a quick photo!

Great dress!

Neighborhood Recommendations

**WE HAVE COLLECTED NEIGHBOR'S RECOMMENDATIONS
OF GOOD SERVICE PROVIDERS NEIGHBORS HAVE USED
AND WOULD LIKE TO SHARE WITH THE NEIGHBORHOOD**

We will be keeping this online list up to date as we hear about more recommendations. You can get the recommended service providers' contact information at this page online by clicking or typing this URL into your Internet browser of choice:

<http://bit.ly/BPrecommends>

HAVE A REFERRAL?

Do you know an excellent service person?

We'll add them to the list!

Email to directors@bedford-parc.com

HOA Contact Information

BOARD OF DIRECTORS

PRESIDENT

Wayne Ward
817-247-4197
wayneward@sbcglobal.net

VICE PRESIDENT

Lee Schwemer
817-307-2875
schwemer@uta.edu

TREASURER

Beverly Roberts
713-828-0180
bjroberts08@gmail.com

SECRETARY

Sharon Merwin
817-291-1321
sharonannmerwin@gmail.com

DIRECTOR

Jerry Jarrett
817-994-3631
jerry.jarrett1@gmail.com

DIRECTOR

Jake Hart
817-897-8877
jakehart1st@gmail.com

DIRECTOR

Sarah Weaver
817-874-1975
ou.alum@yahoo.com

COMMITTEE CHAIRPERSONS

GATE CODES

Irene Wierzbicki
817-456-0596
irenemili@mac.com

ARCHITECTURAL CONTROL

Faye Murphy
817-229-4873
joefayemurphy@att.net
Margaret Eldridge,
Ricki Wilson, Nancy Kaspar,
Trisha Henderson

COMMUNICATIONS

Lisa Carter
972-816-1548
lacarter1542@gmail.com
Candace Azevedo
972-523-7022
candace.e.azevedo@gmail.com

FINANCE

Beverly Roberts, Chairman
713-828-0180
bjroberts08@gmail.com
Doug Goode
817-692-8381
doug.goode@gmail.com

LANDSCAPE & PROPERTY

Jerry Jarrett
817-994-3631
jerry.jarrett1@gmail.com

SOCIAL

Lila Schwemer
214-641-4760
lilalmillican@sbcglobal.net

WELCOME COMMITTEE

Trisha Henderson
817-657-3286
pathshear@gmail.com

FREQUENTLY USED LINKS AND INFORMATION

Bedford Parc HOA Website

www.bedford-parc.com

Login: Your last name OR email

Password: Your gate code plus "0" (xxxx0) or the password you registered.

City of Bedford Website

www.bedfordtx.gov

Trash pickup information

<https://www.bedfordtx.gov/199/Trash-Recycling-Services>

Regular Trash Pickup

Mondays & Thursdays (except Thanksgiving, Christmas and New Years, when service will run one day behind schedule);

Place on curb after 6:00 PM

Recycle Pickup Thursdays.

Bulk trash pickup: Republic Services will also collect, at no additional charge, kitchen items, household/bedroom furniture, household appliances, hot water heaters, etc. Brush and limbs will be picked up when securely tied in small bundles not exceeding four (4) feet in length or 50 pounds in weight and placed at curbside with regular garbage. For non-bundled items stacked curbside, call Republic Services for the fee.