



Kensington Downs Newsletter  
Fort Wayne, Indiana 46815  
July 2009

**Board of Directors**

**President:** Bill Stiles (749-7114), **Vice President:** Dave Ritenour,  
**Secretary:** Nancy Louraine, **Treasurer:** Keith Morrison, Tim Bastress,  
Werner Dierks, Pat Johnstone, Arlene Klapes, Joan Lewis, Sharon Mowrer  
**Newsletter Editor:** Sharon Mowrer (493-8803)  
**Association Website:** [www.neighborhoodlink.com/ftwayne/kd](http://www.neighborhoodlink.com/ftwayne/kd)

**First Annual Ice Cream Social**

**Sunday, August 30, 2009**

**3:00 p.m. to 5:00 p.m.**

**Bent Willow Common Area**

**Bring your bowls, spoons, & lawn chairs**

**Volunteers are needed to help  
set up & take down, serve ice cream and  
supervise family games  
Call Joan Lewis at 749-4917**

## *President's Letter*

I love the changing seasons, but to me, the summer is the prettiest time of the year. The trees and lawns are green and lush. Yards look great all through the addition! Flowers are growing all over the place. Have you noticed the flowers at the entrance? Those were planted by Nancy Louraine, right about when the rain stopped. It would have been okay, because the entrance is covered by the common area sprinkler system. But, that stopped too. Repairs took a long time, but the flowers survived and are growing like crazy.

It was nice to see the flags at the entrance over the 4<sup>th</sup>. Thanks to the person who took the initiative to place them there.

Did you happen to see the July issue of "Fort Wayne Monthly" magazine? There is an article titled "25 Neighborhoods We Love". Kensington Downs was number 12 in the New Neighborhoods section. I know we've been here for several years, so it's nice to be recognized as one of Fort Wayne's nice places to live.

The street repairs appear to be completed. The entrance has been taking a beating each winter to the point that it was mostly patch material. It is very nice now.

Enjoy the rest of the summer!

## *Architectural Control*

During their June 10 meeting, the Kensington Downs Board of Directors approved the revised and updated Architectural Control and Review Committee's Fence Requirements. The KDCA approval for fence installation is separate from, and additional to, any building permit/approval required by the City of Fort Wayne.

Some provisions are 1) Fences must be built with approved standard fence wood, fabricated wood, vinyl, or metal such as wrought iron 2) Chain-link fences and split-rail fences are not allowed 3) Maximum allowable height is six (6) feet and 4) side yard fences cannot extend beyond the front corner of the home's foundation

See the KD web site for the complete policy statement. The lot improvement approval request form can be downloaded at <http://www.neighborhoodlink.com/ftwayne/kd/>. It may also be obtained by contacting any member of the KDCA Board of Directors.

  
<http://www.neighborhoodlink.com/ftwayne/kd/>

# Meet your Neighbors

“This is such a quiet neighborhood,” said Willean Gray when I met her on Wednesday. Willean and her children, Whitney and Wesley, are transplants from Maumee, Ohio, to 7404 Bent Willow. She works at Lincoln Financial in the Accumulation and Payout Department. Welcome to KD!

# Meet Your Directors

In this issue, Sharon Mowrer interviews Sharon Mowrer!

Q How many years have you lived in Kensington Downs? Why do you like living here?

A In 1991 we decided to move from the south side of town because we were constantly running back and forth taking the kids to music lessons and school at Blackhawk. We chose KD because it's a quiet and beautiful neighborhood. Chesapeake Homes worked with us to build a home that we had designed based on the best features of our previous home.

Q I know you're involved with your family. Tell us about them.

A We have two children, a daughter and her husband who live in Florida and a son and his wife who live in Tennessee. Those states are both wonderful places in which to vacation, and we love the free accommodations! Although we do not have any grandchildren as yet, we do have four delightful grandcats!

Q When did you become a Board member? What do you find most satisfying about being on the Board?

A This is my second round of serving on the Kensington Downs Board. I became involved shortly after moving into our home. However, once I began working on my Master's in Mental Health Counseling, I knew I didn't have enough time to do both. Now I'm beginning the first year of my new term. I have been the Newsletter Editor for a couple of years, and this just seemed a natural extension of doing my part to keep KD a wonderful, friendly community in which to live.

Q What else should we know about the Mowrer family?

A My husband Tim especially enjoys making the lawn look nice. I prefer feeding the birds and maintaining the flower beds. My favorites are those that draw butterflies. Tim and I are also involved in our church, St. Joe Community Church that meets at Carmike Cinema. Although meeting in a movie theatre seemed weird at first, a church truly is the people that comprise it.

# Storm Drain Marking

Jackie Chen reports that our neighborhood is working in conjunction with City Utilities to mark the street drains in our neighborhood with curbside "No Dumping" plaques. The aim of this project is to reduce non-point source pollution in our waterways. The plaques are part of an educational reminder to residents that our street drains do not take storm water to the filtration plant for processing.

City Utilities is providing materials and tools for marking the drains and training in the proper methods for using them. We are providing the volunteer labor which may, in addition to adults, include parent and teen teams and/or a scout community service project under the supervision of an adult leader. If you would like to assist with this project's completion, call Jackie Chen at 749-6955.

# Bits and Pieces

We are sorry to learn of the death of Sara Devore on July 14. Our sympathies go out to Bill and the entire family.

There have been questions about advertising in the KD Newsletter. The Board has established a policy of \$35 per page and \$20 per half page. All copy must be camera ready and family friendly.

Michelle & Jim Wenglikowski on Red Clover are hosting their second exchange student this year. Many host families are empty-nesters or have young children, so don't think you need to have a teen to be a host family. Call Michelle at 493-0015 or visit [www.vfuusa.org](http://www.vfuusa.org) to learn more.

→ [www.vfuusa.org](http://www.vfuusa.org)

## An Opportunity to Serve Your Community as a Director

The KDCA Board will have up to 11 director seats available in November. The nominating committee has begun to recruit homeowners who are interested and willing to serve as a director. A director's term is for three years and meetings are held every other month. It is the Board's desire to have two representatives from each covenant section on the Board of Directors. Only one Board member is permitted per lot.

Won't you consider *volunteering your time and expertise* by placing your name on the ballot? The ballot with the nominees for director will be provided to homeowners at least 30 days prior to the November 12 annual homeowner's meeting. Simply complete the attached nomination form or contact Nancy Louraine at 749-1140 or [nancy@turnstone.org](mailto:nancy@turnstone.org) for more information.

→ [nancy@turnstone.org](mailto:nancy@turnstone.org)

**Kensington Downs Homeowners Association**

PO Box 115431

Fort Wayne, IN 46815

[www.neighborhoodlink.com/ftwayne/kd/](http://www.neighborhoodlink.com/ftwayne/kd/)

**Nomination Form for Board Members**

Candidate must be a home owner and must sign this form consenting to serve.

The undersigned hereby requests the nomination of the following home owner to be a member of the board of directors which is to be elected at the next annual meeting of the voting members of the association:

NAME OF NOMINEE: \_\_\_\_\_

HOME ADDRESS: \_\_\_\_\_

HOME PHONE: \_\_\_\_\_

**Home Owner Making Nomination** (You may nominate yourself)

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Address

\_\_\_\_\_  
Address

**Consent of Nominee**

I, the above nominee, consent to the nomination and agree to serve if elected.

\_\_\_\_\_  
Signature of Nominee (Nominee must sign above consent for Nomination to be Valid)

**FORM MUST BE RECEIVED BY KDCA PRIOR TO OCTOBER 1, 2009 TO BE INCLUDED ON THE WRITTEN BALLOT**