



# Eagle Lake Homeowners Association

April — May 2014

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## Dupont Road Widening (Coldwater to Lima)

The city held a public hearing on the long delayed Dupont Road widening project on March 13. The good news is that the engineering nears completion; the bad news is that construction will not begin until late summer of 2015. Traffic will be maintained during the construction except for a short period as the Pufferbelly Tunnel is constructed. Additional renderings, detail plans, and public documents associated with the project are now available at the city website for the project: <http://www.cityoffortwayne.org/publicworks/transportation-projects/244-dupont-road-widening-lima-to-coldwater.html>

As more information becomes available, it will be posted at the association website and newsletter.

## Snow Removal Damage

Some lawns were damaged by City of Fort Wayne crews when a few residents asked the city to “widen” our snowed in streets. Without traditional curbstones, it was impossible for crews not to ride up on the hidden grass parkway as they pushed the snow to the side, opening the roadway.

## PRIMARY ELECTION

As you are probably aware, a Primary Election is scheduled for Tuesday, May 6, 2014 in Allen County. The Election Board has changed many polling locations since the 2012 election. Because those changes affect almost half of the voters, we are making extra efforts to inform them. We hope you will help us to get the word to out to your community.

I am providing a link, [www.allencounty.us/election-board/2391](http://www.allencounty.us/election-board/2391) which contains informational posters that we hope you will distribute, perhaps in monthly newsletters, email notices, or your webpage. You may also link to our webpage at [www.allencountyvoters.info](http://www.allencountyvoters.info) for additional information about the election such as maps, sample ballots and much more.

If you have any questions or need additional information, please email us at [elec-tionboard@co.allen.in.us](mailto:electionboard@co.allen.in.us) or call us at 260-449-7329.

We really appreciate the opportunity to partner with you to assist Allen County voters.

### **Amy Scrogam**

Assistant Director of Elections  
Allen County Election Board  
1 E Main Street, Suite 172  
Fort Wayne IN 46802



## SIGNS

The following quote is from the DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR EAGLE LAKE Article 3, Section 6:

“No sign of any kind shall be displayed to the public view on a Lot except one professional sign of not more than six (6) square feet, advertising the Lot for sale, or signs used by the builder to advertise the Lot during the construction and sale period.”

ALL SIGNS ARE PROHIBITED EXCEPT THE FOLLOWING

### POLITICAL SIGNS

Political signs can be placed on the lawn in front of your house prior to the election. They should be removed within 2 days after the election. Political signs cannot be placed in the parkway.

### FOR SALE SIGNS / OPEN HOUSE SIGNS

**FOR SALE SIGNS** placed on the lawn in front of the house but not on the lawn divider between the sidewalk and the street. **OPEN HOUSE** signs may be placed at the entrance to Eagle Lake ONLY on the day of the open house and the day prior. *Signs that do not meet this requirement will be removed.*

### CONTRACTOR SIGNS

When a contractor is performing work at your home, they are permitted to place **one sign in front of the house while the work is underway**. Signs must be placed on the lawn and must be removed when the work is completed.

**ANY SIGN PLACED IN THE PARKWAY (grass strip between the road and the sidewalk) WILL BE REMOVED AND DESTROYED.**

# SPRING IS HERE



## Spring = Home Improvement and Landscaping Season

Spring is coming and everyone is looking to the outside. Is it time for you to paint? Are you updating your deck or adding a 3-season room? Do you want to put a fence in your yard? Besides obtaining a city permit for many of these projects, the changes must meet the Eagle Lake Homeowners Association Architectural Guidelines. Those guidelines are on page 8 of this newsletter and the Architectural Request form is on page 9. Copies are also available at the Association website. **Please review both and submit the Architectural Request form for approval before work is contracted.**



**Street Repairs  
And Other City Maintenance**

Each year your Board completes a neighborhood repair request form for the City of Fort Wayne.

**Street Repairs:** Again this year, we have requested that our concrete streets be repaired. We have received unofficial word that a part of Soaring Eagle and Lone Eagle Way will be repaired this year.

The board is also asking residents to call the City of Fort Wayne (311) about specific street repairs especially if potholes develop. The more residents who call, the greater our chance of getting the roads fixed.

**ADA Ramps:** The formal petition was submitted in the early months of 2012. On the 2013 and 2014 neighborhood repair form we again requested the work to be done.

## YOUR NEIGHBORHOOD!

To most of us, our HOME IN EAGLE LAKE is the largest single investment we have. Our neighborhood depends on everyone doing their part to keep it clean and neat. Here are a few areas where, with a little effort, we could improve the aesthetics of our property and the neighborhood:

- ◆ **TRASH CANS**—Per the Association Covenants trash cans should NOT BE VISIBLE from the street except on trash collection day (noon the day before to noon the day after). It is also a violation of city ordinance G-24-96 and G-38-07 carrying a \$25 fine for the first offence and \$50 for each additional offence. This can be reported by calling 311.
- ◆ **CARS BLOCKING PUBLIC SIDEWALKS**—Parking your vehicle so that it blocks in any way the public sidewalk is prohibited. This forces people to unsafely enter the street or walk up in your yard to move around your vehicle.
- ◆ **TREES / BUSHES HANGING OVER THE PUBLIC SIDEWALKS**—Walkers using the public sidewalk in our community could be injured. This could present YOU with a major liability issue.



## **Neat, Clean and Beautiful**

Spring is upon us and as we ride thorough our neighborhood we will see the flowers, bushes, and grass emerging from our long, cold, snowy winter. We also notice that some upkeep is always needed to the exterior of our homes and our yards.

Our neighborhood is about 21 years old and, in general, individual homeowners have taken good care of their largest single investment—their home and yard. The stability and beauty of our neighborhood is a great asset to each and every one of us.

As age starts to take its toll on our property we may need to replace the roof, paint the exterior, and/or upgrade the landscaping to preserve or increase its value. It is vital to each of us that ALL properties in the association be well maintained. Please take a few minutes to look at the paint on the front of your house. Is it peeling or faded? Does the wood siding and trim need work? Is it time to replace the roof? Does a year of growth on the bushes need to be trimmed? Do you need to remove dead or dying shrubbery? Are the garden beds well landscaped? Has the winter debris been removed?

As a member of the Eagle Lake Homeowners Association, each of us is required by the covenants (Section 3, Article 8) to keep the exterior of our home and yard neat, cut, and presentable. Those same covenants require us to update or upgrade the paint, the roof shingles, the windows, or other areas showing wear from age and the elements. Before beginning work, be sure to check the Architectural Guidelines and Architectural Request form located on the website and at the end of this newsletter.

Improvements to your home's exterior help maintain property values in the subdivision and keep it a neat, clean, and beautiful place to live and play.

## 2014 Snow Removal Budget Buster

Snow removal has been a real challenge for the Association this year. Starting in early January, we were hit with one snow after another. The budget for snow removal, based on previous year, was set at \$6,000. The actual expenditures were \$7,350, an increase of almost 25%. The extra cost wiped out the \$10 increase in dues this year.

The association also lost 8 sections of privacy fence between Estero and the church. This will be repaired as soon as the weather breaks. This cost will be added to the overall winter recovery costs.

## INCIDENT TRACKING

The mailboxes and mailbox stands are maintained by your association as are the lawns and lakes in the common areas. Homeowners have vehicles parked in their driveways. All this and much more is open to possible vandalism. We need to be cautious and careful.

Please report all incidents of vandalism and other crimes to the Fort Wayne police. If you report an incident to the police, please call or e-mail a board member as well. We are trying to track incidents which occur in our community.



## Street Lights

Is the street light in front of your house out?  
Does it stay on during the day?  
Does it go on and off all night long?

Get the **number off the pole** and contact Fort Wayne at 311 to report it and request a repair. (This is a city responsibility.)



## Post Lights



Our neighborhood streets are very dark when people do not turn on their post lights. **Per the Association covenants, the post light in each yard must be on from dusk to dawn.** Today, there are a variety of light bulbs and screw-in sockets that will automatically turn on and off the light. The new CFL run on just pennies per day.

**Help improve the safety and reduce vandalism in our neighborhood:  
Turn on your post light from dusk to dawn every day.**

**NEW EAGLE LAKE WEBSITE**

**WWW.EAGLELAKEHOA.ORG**

**VISIT OUR NEW EAGLE LAKE WEBSITE.** It contains the most current information available about your association. When you enter the site, there is summary information on the first page. The important tabs across the top are the OUR INFO, CALENDAR, and PAGES & LINKS.

**OUR INFO:** Contains the current Contact List (Board Members) and the Newsletter Archive (current newsletter plus those for the previous year).

**CALENDAR:** Contains significant dates important to your association over the next 60 days.

**PAGES & LINKS:** Contains the Association By-Laws, Covenants for all 5 sections, and the Architectural Guidelines and Architectural Request Form.

Some of the formatting is dictated by the service. However, changes and additions can be made. Suggestions should be directed to [ed\\_ruppel@frontier.com](mailto:ed_ruppel@frontier.com).



***BABYSITTING, YARD WORK and OTHER SERVICES***

The following list is provided as a service for our Association Members needing services. The Board does not warrant or endorse any of the individuals listed below.

<b>BABYSITTING</b>	<b>Mia DePillo</b> 209 Troon Way (637-9395) <a href="mailto:traceynjoe@hotmail.com">traceynjoe@hotmail.com</a>	Age 16. Red Cross Training.
	<b>Zoe DePillo</b> 209 Troon Way (637-9395) <a href="mailto:traceynjoe@hotmail.com">traceynjoe@hotmail.com</a>	Age 14. Red Cross Training.
<b>YARD WORK SNOW SHOVELING</b>	<b>James Jamicich</b> 506 Troon Way (338-1515) <a href="mailto:jjamicich@frontier.com">jjamicich@frontier.com</a>	Age 14. Affordable mowing, trimming, edging, yard clean-up, rake leaves. Has own equipment
<b>LAWN CARE</b>	<b>Nolan Gonzales</b> 334 Troon Way (385-7006) <a href="mailto:affordablelc@rocketmail.com">affordablelc@rocketmail.com</a>	Affordable lawn care: Will provide a variety of lawn and yard services including mowing, trimming, edging, fertilizing, and mulching.
<b>PET CARE</b>	<b>Zoe DePillo</b> 209 Troon Way (637-9395) <a href="mailto:traceynjoe@hotmail.com">traceynjoe@hotmail.com</a>	Age 13. Is your pet home all alone a lot and in need of some extra attention? I am available to walk, feed, and play with your pet. I can be available for daily scheduled visits or whenever the occasion arises. References.

BABY SITTERS and YARD WORKERS: If you want your name to appear here, send an e-mail with specifics to Ed Ruppel at [ed\\_ruppel@frontier.com](mailto:ed_ruppel@frontier.com)

# BOARD OF DIRECTORS

## BOARD MEETINGS

Association members are invited to attend any Board meetings. The meetings are held at homes in the neighborhood. Check the calendar on the Association Website for the next scheduled Board meeting.

*Eagle Lake Homeowners Association  
PMB-182  
429 East Dupont Road  
Fort Wayne, IN 46825*

<b>Bill Spohn</b>	<b>President/Secretary</b>	<b>226 Troon Way</b>	<b>637-5623</b>
<b>Dave Smith</b>	<b>Vice President/Architecture</b>	<b>322 Red Eagle Pass</b>	<b>637-2202</b>
<b>Ed Ruppel</b>	<b>Treasurer / Maintenance /</b>	<b>306 Red Eagle Pass</b>	<b>637-4050</b>
<b>Chris Russell</b>		<b>221 Troon Way</b>	<b>416-0809</b>
<b>Rodger Cornett</b>		<b>227 Soaring Eagle</b>	<b>637-6329</b>
<b>Darlene Hoover</b>		<b>210 Estero Road</b>	<b>637-0072</b>
<b>Robert Jenkins</b>		<b>203 Red Eagle Pass</b>	<b>267-5320</b>
<b>Dana Magnuson</b>		<b>408 Estero Road</b>	<b>417-1719</b>
<b>Jack Hall</b>		<b>11110 Lone Eagle Court</b>	<b>312-7369</b>

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If you need verification of payment for Association dues, contact Ed Ruppel at [ed\\_ruppel@frontier.com](mailto:ed_ruppel@frontier.com) or 637-4050 **3 days prior to closing**. (Generally, the title company takes care of this.)



## Call Mr. Fixit!



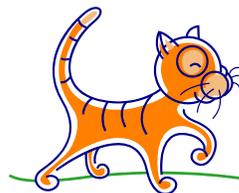
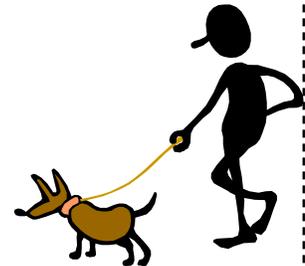
Do you have a broken mailbox rack? Is there a problem with the common fences? Whatever the issue with the association

common areas, notify:

**Ed Ruppel (637-4050)**  
or [ed\\_ruppel@frontier.com](mailto:ed_ruppel@frontier.com)

## *Pet Care*

- ◆ All dogs and cats must have a valid Fort Wayne animal license for 2014. Contact your vet or Animal Control.
- ◆ When walking pets, please pick up after your pet.
- ◆ All pets must be under your control at all times. They must be in fenced in yards or on a leash. (Check with the city for additional restrictions.)
- ◆ Invisible fences must be far enough from the public sidewalk to allow walkers to pass safely past your house.



- ◆ Stray or loose dogs and cats should be reported to Allen County Animal Control (449-7491).

# **Eagle Lake Subdivision Architectural Guidelines**

Contact Dave Smith (637-2202) if your plans call for work covered below

**Approval Process:** Any exterior modifications or changes to the lot, home and related structures as well as other items as described in the guidelines below shall be submitted to the Architectural Control Committee for approval. The committee must approve or deny the request within 30 days. If a response is not received within 30 days, the request is deemed approved. If additional information is requested, the request must be approved within 15 days of the re-submittal or the original 30 day deadline, whichever is later. **Contact Dave Smith (Architectural Committee) 637-2202 with questions and information.**

**City of Fort Wayne:** The approval of the Eagle Lake Architectural committee **does not** superseded or substitute for the city requirement of permits, easement, professional architect, or inspections.

**Building additions and Exterior Materials:** Building additions to existing structures shall be approved by the Architectural Control Committee. Building additions shall meet applicable requirements for new construction such as color, exterior material, setback requirements etc. The building addition shall have the same color and style of shingles and exterior material as the existing structure. Frontal exposure shall have natural siding materials (i.e. brick, stone, or cedar) or other materials approved by the Board of Directors. Non-natural materials should be presented to the Architectural Committee Chair for review by the Board. (Vinyl and aluminum siding are not permitted on the front of any structure.)

**Fences:** Fences shall be of wood construction or of wood substituted materials approved by the Board of Directors. Fences shall be permitted for enclosing the back yard only. Fences shall be no taller than 6 feet (posts may exceed height by no more than 6 inches for the purpose of decorative caps). Fences along lakes shall be standard 2 or 3 rail split-rail fencing. Green vinyl mesh is permitted on split rail fences for animal containment. The fence must be treated / stained in a natural color and well maintained. The finished side must face outwards from the house (posts on house side). Corner lots have special restrictions on fence placement. Please refer to the covenants or contact the Architectural Committee for an explanation. Be sure to verify easements and their associated requirements before installing the fence.

**Decks:** Decks shall be made of appropriate material (wood, vinyl, or composite material) and treated / stained in a natural color. The color shall be similar to the house color, shades of brown or pickled white, or be natural weathered color of the material.

**Antennas:** Television, radio and other antennas or supporting structure shall not be permitted to extend more than 6 feet above the highest point of the roof of the house. The antenna must be attached to the main dwelling. Full size satellite dishes shall not be permitted. Small digital satellite dishes shall be permitted. Their installation shall be such that the dish is not visible from the front of the house and shall not extend above the attached roofline.

**Storage Sheds:** Storage sheds must be constructed of wood with wood or vinyl siding material. If used, vinyl siding should be of same type used on the house. The shed shall match the exterior color of the house. The roof shall have similar color and style of shingles as the house. The shed shall be a minimum of 96 sq. feet and no greater than 168 sq. feet in size with a maximum height of 11 feet. It shall be located in such a way as to minimize its visibility from the street. The shed shall be well maintained.

**Exterior Color:** The home shall be of an earth tone. Changes to the exterior color scheme of a home will require prior approval.

**Swimming Pools:** Swimming pools shall be in-ground only. Above ground pools are not permitted with the exception of small children's wading pools. Any pool requiring a filter system or larger than 14 feet in diameter (155 square feet of surface area) is not permitted. Hot tubs shall be permitted. Be sure to follow city ordinances for fencing around pools.

**EAGLE LAKE SUBDIVISION**

**ARCHITECTURAL CONTROL REQUEST FORM**

**LOT OWNER:** \_\_\_\_\_ **LOT #** \_\_\_\_\_

**ADDRESS:** \_\_\_\_\_ **PHONE #** \_\_\_\_\_

**REQUEST FOR APPROVAL OF:** \_\_\_\_\_

**DESCRIPTION** (include dimensions, color, placement on lot, etc. Attach sketch if possible. Sketch need not be to scale.)

**PLANNED START DATE:** \_\_\_\_\_

**PLANNED COMPLETION DATE:** \_\_\_\_\_

**LOT OWNER SIGNATURE:** \_\_\_\_\_

**DATE SUBMITTED FOR APPROVAL:** \_\_\_\_\_  
(must be approved within 30 days)

FORWARD FORM TO ARCHITECTURAL CHAIRPERSON FOR REVIEW.

<b>FOR BOARD USE ONLY **</b>	
<b>APPROVED/DENIED:</b> _____	<b>DATE:</b> _____
<b>ARCHITECTURAL BOARD MEMBER:</b> _____	
<b>SIGNATURE:</b> _____	

\*\*Approval does not constitute compliance with Fort Wayne building and zoning regulations. Please contact the building department and planning department (dial 311) for necessary regulations and permits.