



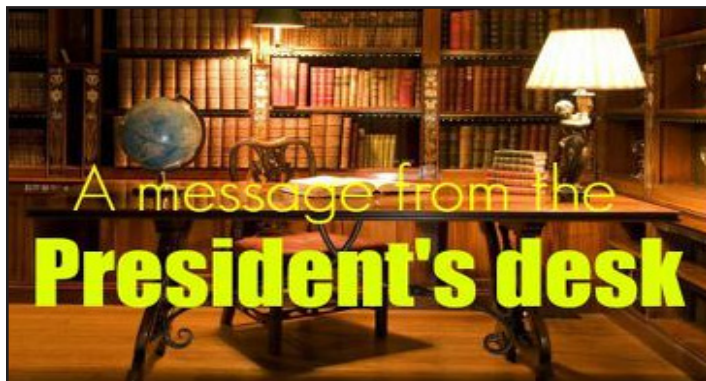
The Official Newsletter of the Kensington Downs Community Association

April 2016

Kensington Downs Courier

P.O. Box 15431 • Fort Wayne, Indiana 46885-5431

www.kensingtondowns.com



The safety and security of our neighborhood is very important to the Directors of KDCA. So, this month, I am giving my column space to Heidi Olszewski as she discusses starting a neighborhood watch.

Hello! My name is Heidi Olszewski. My family and I are new to the neighborhood. We recently moved here from Perrysburg, Ohio. We have felt welcomed from day one. One of the things we have appreciated about Kensington Downs, is the safe atmosphere for our children. It absolutely takes the entire community to maintain this sense of safety.

I, along with Fred and Marci Hunter, are helping to organize team leaders to formalize a neighborhood watch, and to discuss emergency preparedness (i.e. tornadoes, ice storms, power outages, etc.).

Please consider how you or your family members may be able to play a role in this mission. Feel free to contact me for further information or suggestions: 419-356-4409.

Tips for Being a Good Neighbor

By Fred Hunter

Take a look outside your window before you go to bed to make sure there is nothing unusual going on.

Make sure all doors and garage doors are locked during the day and at night.

Keep outside lights on at night. More light usually means less crime.

Always remember to dial 311 for city related issues and 911 for criminal activity.

If you have not seen a neighbor in awhile, make a point to contact him or her to check on his/her well-being.

Please know that these tips are to help prevent issues within our neighborhood.

We can work together !

Thank you!



IMPORTANT NOTICE

Please read the article on traffic calming measures. KDCA representatives will be visiting your home in May to get a signature on a petition to install stop signs and lower speed limits.

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# House Numbers. Can You Be Found?

By KDCA Board of Directors

You may recall that last fall the youth of St. Peter Lutheran Church offered to paint street/house numbers on the curb for all those Kensington Downs residents who desired that service. The work was completed in October 2015, and seventeen (17) residents took part in this program. During the winter, several other residents expressed the desire to have their house number painted on the curb in front of their home.

Good News - we are able to offer another round! All interested residents are encouraged to participate, as it will be a big help to any emergency vehicle that is trying to locate your home within KDCA.

The youth of St. Michael Lutheran Church have volunteered to continue this project for KDCA residents. (Yes, that includes The Villas!) Here are the particulars:

- Residents interested in having their street/house number painted on their curb must contact Tommy Moll by phone (785) 304-3751 or by email [tommy@stmfw.org] **BEFORE May 29, 2016.**  
**A notice will be placed on all KDCA residents' front door by May 10 as a reminder to you!**
- The numbers will be painted in white on a black background, in accordance with those presently in our subdivision.
- The charge is a \$10 minimum donation to the youth group. Donations will be collected when the numbers are painted. All funds received will go toward support of youth group mission trip activities.
- The youth will be in our subdivision to paint numbers on June 4, unless other arrangements are made with Tommy Moll.



**Kensington Downs  
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Post Office Box 15862  
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Tom Eggold ..... President  
7403 Derby Lane (260) 493.8546  
*KDCA Board Liaison*

Jan Porter ..... Vice President  
7417 Derby Lane (260) 749.7907  
*Sprinkler System (Contact Larry Porter)*

Anne Ott ..... Secretary  
7418 Derby Lane

Pat Plazek ..... Treasurer  
7711 Preakness Cove (260) 748.4031  
*Lawn maintenance, Painting and Siding  
damage*

Carolyn Cowan ..... Director  
7613 Preakness Cove (260) 748.7613  
*Shrub Pruning*

Dick Dirrim ..... Director  
7607 Preakness Cove (260) 493.5700  
*Snow Removal*

D. Jean Scherer ..... Director  
7406 Derby Lane (260) 749.6295  
*Architectural Review*

Margery Timbrook ..... Director  
7411 Derby Lane (260) 493.0063



## Villa News & Information

By Tom Eggold, Villas President

The KDCA irrigation system is being serviced again this year by Pfister Sprinkler Systems.

Villa resident Larry Porter, and KDCA Board members Cary Baron and Tom Eggold met with the Pfister personnel on April 14, and the sprinklers should be operational now.

Please be aware that the City of Fort Wayne will be installing several ADA ramps in The Villas. Also, the City will be installing a new street light pole at the corner of Derby Lane and Preakness Cove. Both of these projects will commence sometime this year. Many thanks to KDCA Board members Tom Eggold and Arlene Klapes for working with the City to make this happen.

Please see the list to the immediate left for the names of individuals who have agreed to serve on the Villas Board for 2016. The Grounds Committee responsibilities for each person are also listed. In addition, Tom Eggold, Lyn Schlegel and Tom Watt serve on the KDCA Board of Directors as the District 2 (The Villas) representatives.

## 2016 Projects

By KDCA Board of Directors

Your KDCA Board of Directors has been very busy working to maintain the standards that have made Kensington Downs one of the nicest neighborhoods in Fort Wayne. The following projects will proceed during 2016:

1) All street sign posts (17) in Kensington Downs will be power washed and painted (shamrock green with white lettering). In addition, nine (9) sign posts will be repaired prior to painting.

2) Traffic Calming Measures on Welshire Blvd. & Kerrigan's Way (see newsletter article)

3) Street/House Number Painting on Curbs (see newsletter article)

4) The Fort Wayne Department of Public Works will be installing ADA ramps at the following intersections: Welshire Blvd. & Bent Willow Drive, Scarlet Court & Algate Lane, and Kerrigan's Way & Red Clover Lane. In addition, ADA ramps will be installed at every street entry/sidewalk

curb cut location in The Villas where a ramp does not exist presently.

5) After consulting with Herb Berg (Fort Wayne Street Light Engineering Dept.), we learned that only one (1) area in Kensington Downs does not meet the City's minimum lighting standard (i.e., intersection of Derby Lane & Preakness Cove). The City will be installing a new street light pole on this corner.

6) The poor drainage of storm water (flowing west to east) in the common area between Weeping Willow Court and Red Clover Lane has been a longstanding issue. A plan to improve the swale and ensure proper drainage is being devised.

**VOLUNTEERS  
needed. Call  
749-5308.**

# Bullerman Ditch Update

By Allison Corron, Director

Bridge construction over Bullerman Drain (Ditch) is complete, and we can once again access Maysville Road to the north. In the December newsletter, we presented the Board's concerns about the deteriorating condition of the Ditch, and we proposed a letter writing campaign to get Allen County officials to focus efforts on improving the integrity of this vital storm water drain.

Bullerman Drain is an important piece of our community infrastructure, and the time has come for us to "encourage" the County to do its part in maintaining the Ditch. We are asking KDCA members to contact each of the three (3) Allen County officials listed to the right. Be Bold - call them, email them, send "snail mail"! You will find a sample letter with the April Newsletter - please feel free to use it (in part or in whole) as a template for your communications with Allan Frisinger, Nelson Peters, and Thomas Harris.

Thank you in advance for your willingness to help Kensington Downs be heard regarding this very important issue. You are greatly appreciated as a member of KDCA!



## COUNTY OFFICIALS

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## GARAGE SALE

**Thursday, May 5 through Saturday, May 7.**  
**Please contact Barb Lepper at 438-9648**  
**for more info. Kensington Downs East**  
**will be joining us for this annual event.**  
**The garage sale dates will be advertised**  
**in Fort Wayne newspapers**  
**and signs will be posted at both**  
**subdivision entries.**

## ATTENTION: KD Homeowners

**Please read & understand your covenants**  
**(so you can avoid violating them).**

**Are you planning a building project? Big or**  
**small, you need to file a lot improvement**  
**request form with Architectural Control**  
**BEFORE construction begins.**

**For more information, contact Cary Baron**  
**(748-4040).**



# Traffic Calming Measures

By KDCA Board of Directors

Over the past several years, we have received an increasing number of reports of motorists speeding on Welshire Blvd. and Kerrigan's Way. Since this is a major risk to the safety of pedestrians and bicyclists, the Directors are seeking to apply some traffic calming measures on these two (2) streets.

The KDCA Board requested that a traffic study be conducted by the City of Fort Wayne, and that study was carried out by Traffic Engineering Department officials on March 22-25, 2016. The results were alarming!

The daily traffic flow on Kerrigan's Way (at the intersection of Red Clover Lane) exceeded 900 vehicles per day with an average speed of 31 mph (targeted range of 24-33 mph). The daily traffic flow on Welshire Blvd. (at the intersection of Bent Willow Drive) exceeded 1500 vehicles per day with an average speed of 33 mph (targeted range of 25-34 mph).

The City considers any daily traffic count exceeding 600 vehicles per day to be a legitimate reason for requesting traffic calming measures. Therefore, the KDCA Board of Directors, in consultation with City officials, has approved the following recommendations:

(1) Due to the excessive speed of many motorists who travel on Welshire Blvd. from Maysville Road (at the KDCA main entrance) to Kerrigan's Way, and on Kerrigan's Way between Welshire Blvd. and Tipperary Trail, it is recommended that three-way stop signs be installed at each of the following two (2) intersections: (a) Welshire Blvd. and Bent Willow Drive, and (b) Kerrigan's Way and Red Clover Lane.

(2) We request a change in the posted speed from 30 mph to 25 mph on Welshire Blvd. and Kerrigan's Way.

We expect that this reduction in the posted speed will add to the other traffic calming measures (i.e., the posting of 3-way stop signs) that KDCA has already requested of the City of Fort Wayne.

Before the City's Traffic Engineering Department can install these signs, 75% of the residents in KDCA must approve the actions as listed on the official petition. During the month of May, several of our community residents will be distributing

the petition and asking for your signature. If you have any questions about the proposed changes, please email KDCA Board member Tom Eggold at [eggoldte@gmail.com](mailto:eggoldte@gmail.com).



**DON'T FORGET TO VOTE MAY 3, 2016**

**Indiana Primary Elections  
Fort Wayne Community Schools  
Phase 2 referendum (school repairs)**

**If you are  
not registered  
to vote, get it done by  
October 11 or you won't  
be able to vote in the  
November 8 elections!**

**SHAPE**  
*tomorrow*  
**REGISTER and VOTE**

## **THANK YOU**

The Annual Audit Committee will be composed of Dick Shively, Larry Landmeier, and Arlene Klapes, with Joseph Khamalah serving as an alternate member. We thank them for volunteering for this important task - they will begin reviewing the FY2015 financial records soon.

## **ANNOUNCEMENTS**

The most recent version of the KDCA Homeowner Directory was delivered to all residents in April 2015. Since that time, many new neighbors have joined us here in Kensington Downs, so we have produced an update" sheet. Please save this addendum - it was distributed with your April 2016 Newsletter.

We encourage homeowners to get involved with the Kensington Downs community by volunteering to help with a specific project or serve on a committee. Members of the KDCA Board of Directors are homeowners just like you and they need your help. Please consider serving with us. Let's all work together to keep KDCA going strong!

Reminder: Trash cans cannot be stored in front of your house. If trash/recycling cans are stored on the side of your home, the cans must be a minimum of ten (10) feet back from the street side (front) of your house. This is a City of Fort Wayne ordinance and violations can result in a fine. Let's keep our neighborhood looking tidy and neat - please store all trash cans inside your garage whenever possible.

Sign-up for KD website access, so you can see all of the information posted there. You must be a registered website member to view the "private postings" such as the KDCA financial audit results and board meeting minutes. Registration is easy - just go to [www.kensingtondowns.com](http://www.kensingtondowns.com) and follow the directions.

Is there a sidewalk that runs in front and/or along the side of your homeowner lot? Did you know that you (the homeowner) are responsible for keeping that sidewalk in good repair? Alas, it is true (it's a City ordinance); but there is some good news. The City of Fort Wayne has a cost-sharing program whereby the City will kick in for 50% of the sidewalk repair costs. Call the Board of Public Works (427-8311) for program details and to apply for funds available in 2017.

All homeowners are welcome to attend any of the KDCA Board of Directors meetings. Please feel free to contact any Director with your comments, concerns and suggestions.

Warmer weather brings increased concerns of attempted theft, so be sure to remove valuable items and lock any cars parked on driveways or streets. Keep garage doors closed and be aware of your surroundings. Good neighbors watch out for one another!

Great American Cleanup 2016 will be held on (Saturday) May 21. Show your community pride by lending a hand to clean up littered roadsides, parks, trails and river ways here in the City of Fort Wayne. Would you spend some time picking up trash at the Kensington Downs entrance and our various common areas?

## **CONDOLENCES**

We extend our sincere condolences to the family and friends of the following KD residents who have passed away recently.

Karen Casey (December 27, 2015)  
Charlie Hieber (December 25, 2015)  
Carol Vandermotten (January 27, 2015)  
Ken Vandre (March 23, 2016)





# Keep Your Lawn Looking Beautiful!

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**Tree & Shrub Trimming**



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## Exterior Pest Control

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www.sunflowerlawns.com \* Filling spring schedules now!

## SAVE THE DATE

|                     |                                      |
|---------------------|--------------------------------------|
| Garage Sale.....    | May 5, 6, 7                          |
| Board Meeting.....  | May 25, Fire Station #4, Lahmeyer Rd |
| Board Meeting.....  | Aug 10, Georgetown Library Branch    |
| Board Meeting.....  | Sep 14, Georgetown Library Branch    |
| Garage Sale.....    | Oct TBD                              |
| Board Meeting.....  | Oct 12, Fire Station #4, Lahmeyer Rd |
| Annual Meeting..... | Nov 9, Georgetown Library            |
| Board Meeting.....  | Nov 30, Fire Station #4, Lahmeyer Rd |

## WELCOME TO KENSINGTON DOWNS

**Raymond & Lois Bow** .....7404 Derby Ln  
**Keith & Margaret DeMeritt**.....2426 Kerrigan's Way  
**Todd & Melanee Findley** .....8016 Weeping Willow Ct  
**Kate Gwaltney** .....7412 Derby Ln  
**Keith Holmes** .....7218 Bent Willow Dr  
**James & Donna Loraitis** .....7401 Derby Ln

**David & Elizabeth Mikautadze** .....2013 Kerrigan's Way  
**John & Anne Ott**.....7418 Derby Ln  
**Fritz & Lisa Rommel** .....7428 Bent Willow Dr  
**LaToya Young** .....2028 Dublin Ct