

KPOA OFFICE
10 Kenmure Dr. 692-2346
www.kenmure.org
kpoa@bellsouth.net
Hours: 1:00-3:00, Mon.- Fri.



KENMURE PROPERTY OWNERS ASSOCIATION

Presidents Report

Happy Spring! Flowers and trees are blooming and our snow birds are back from their winter environs! I've also noticed that Kenmure residents are getting out and about now that the weather is more cooperative. Kenmure *IS* gorgeous this time of year.

It has been a busy four months! We have dealt with two snow storms, a 12+-hr. power outage, an ongoing Duke Energy power line replacement project, and a house fire. The January snow storm tried everyone's patience (including our hard-working Snowman Dave Christenbury) with 7—8" of snow. Despite some challenges and freezing temperatures, the roads were open within 48 hours of the beginning of the storm. The 3" snow storm on March 12 was much less challenging, primarily due to warmer temperatures. On March 7, a power outage occurred because of trees falling on power lines. (Did you know that you can go online to www.duke-energy.com/outages OR call 800-419-6356? Duke Energy will keep you updated on the status of any power outage.) Speaking of Duke Energy, the underground power line replacement project is ongoing. This much needed project is testing the patience of homeowners in its path. Lastly, the home at 119 Poplar Loop was struck by lightning and burned. Our hearts go out to Lori DeBattista and we are thankful that she was not injured. We also are thankful to our local fire departments for their rapid response and containment of the fire to the residence. (For more information on this incident, see article in this newsletter.)

KPOA committees also have been busy:

- The Road Maintenance Committee (RMC) and Long Range Planning Committee (LRPC) are evaluating the KPOA snow removal protocol. RMC also is gearing up for paving and road striping.
- The Kenmure Architectural Review Committee (KARC) has sent a Kenmure Alert to re-emphasize our Tree Rule (KARC-02). To review this Rule, visit the KPOA website -- www.kenmure.org—click on 'Guidance Docs & Forms' then, click on 'KPOA Rules & Regulations'. For any questions, contact KARC Tree Man, Patrick McGinnis. As home construction has increased, KARC remains busy overseeing the process.
- The Kenmure Security Committee (KSC) recommended, and the Board approved, changes to the Kenmure Roads and Traffic Safety Rule (KSC-01). Again, you can review KSC-01 on the 'Guidance Docs & Forms' page of the KPOA website. These changes relate to the use of private golf carts on Kenmure roads and Kenmure Country Club (KCC) property. Please register your golf cart at the KPOA Office or the KCC Pro Shop before May 15. KSC also has done a review to ensure that all residents have bar codes for their vehicles and is working to resolve ongoing issues with the Argyle Gate. (See article in this issue.)
- The Emergency Management Committee (EMC) had its first incident handled in accordance

(Continued on next page)

Susan Boland
President
571-243-5307
sjbkoinc@gmail.com

Peter Haft
Vice-Pres, Emer. Mgmt.
305-613-4470
pmhaft@hotmail.com

Doug Moe
Treasurer
215-9730
diemmoe@gmail.com

Tom Lenweaver
Corporate Secretary
252-723-3077
islandq2@earthlink.net

Cynthia Vick
Recording Secretary
703-403-3021
cynthiavick@hotmail.com

Alan Van Ostenbridge
KARC Liaison/Insurance
329-8867
javano137@hotmail.com

Dick Dodge
RMC Liaison
489-9027
dick@rcdodge.us

Greg Bennett
Security Liaison
650-504-2005
Greg.m.bennett@gmail.com

Emmy Weissman
KPOA Services Liaison
692-8657
iamemmy@morrisbb.net

Sue Gordon
Community Relations Liaison
707-8733
suegordon@live.com

Patty Truax
Newsletter Editor
606-2682
pktruax@gmail.com

Architectural Review Committee
Jon Couch, Chairperson
706-224-4868 jonecouch@icloud.com

Road Maintenance Committee
Bob Paulsen, Chairperson
407-963-3718 bobpaulsen52@gmail.com

Security Committee
Ron Medinger, Chairperson
912-604-0098
rbmlacey@aol.com

Kenmure Property Owners Association

with the 2016 EMC plan (for plan details, see www.kenmure.org – click on ‘Emergency Management Committee’). On Tuesday, April 25, a town hall meeting -- **Fire Safety Overview and Review of the 119 Poplar Loop Incident** -- was held with Tony Ray (acting Chief of the Blue Ridge Fire Department).

- In addition to working with RMC on the snow removal protocol, LRPC is investigating issues relating to hiring a full-time or part-time association manager and/or office manager. LRPC has been tasked with providing the Board with information regarding how best to hire these individuals and what the associated costs would be. This would be a big step for KPOA and much discussion will take place before *any* decision is made.
- Spring has sprung at Rail Pen Gap Park! Many thanks to Bill & Donna Robinson and Ken Bryant for volunteering to assist Spencer Morgan, Warner Behley and Fred Johnson. Many hands make light(er) work! If you have a few hours to help prune or weed, contact Emmy Weissman at 828-692-8656 or iamemmy@morrisbb.net.

What does all this activity have in common? Answer: A dedicated group of volunteers who work hard to ensure that Kenmure is a beautiful and safe community. The KPOA Board will be seeking four new members for 2018.

Our KPOA committees also will have several vacancies. To find out more about KPOA Board positions, contact Terrie Haft, Election Committee Chair, at 828-305-6999 or TLHaft@hotmail.com. To find out more about the KPOA committees, visit the KPOA website at www.kenmure.org or call the current committee chair. Won't you join your fellow Kenmurians and give your time and talents to continue to ensure that Kenmure is the best that it can be?

Lastly, I hope to see you at our **KPOA Summer Meeting** on Thursday, June 29 at 5:00 p.m. at the Kenmure Country Club Charleston Room. *Have a great Summer!*

Thanks,
Susan Boland
KPOA President

EMC UPDATE

Kenmure experienced a tragic fire recently at 119 Poplar Loop. Fortunately, the 2 residents were safely rescued; unfortunately the property was destroyed. This incident underscores the need for the EMC team to remain vigilant and have procedures known to Committee members and residents alike. The recently updated EMERGENCY MANAGEMENT PLAN (2016) is a 15 page document outlining Committee, Gatehouse personnel and Resident responsibilities, along with communication procedures and evacuation details. Residents should review this document, found on the KPOA website, under the Emergency Management Committee link.

After the incident on Poplar Loop the KPOA Board and EMC members have had reviews with both the Blue Ridge and Hendersonville Fire Departments, including supervisors from the Water and Sewer Department. Objectives were to understand the details on the incident, get questions answered, and obtain guidance on improvement steps.

Some details:

- Elapsed time from 911 call to fire department arrival on-site was 9 minutes.
- Water pressure from closest hydrants to the incident is not exact so multiple water reservoir shuttling trucks were on the scene and used efficiently
- Fire was estimated to be burning for 2+ hours (started by lightning strike in an attic corner) prior to the 911 call; the fire was too far along and dangerous to save the structure. Number one priority was containment.
- This type of fire smoldered for over 24 hours, but fire department personnel continued to monitor it, along with Kenmure Security Officers.

(Continued on next page)

Kenmure Property Owners Association

Several take-aways:

- Kenmure fire hydrants are required to be tested (working pressure) annually; but the EMC has been informed they will be tested every six months.
- Fire hydrants in Kenmure will be painted and 'collared' with a reflective, colored ring, indicating the tested pressure (e.g. 500-999 gallons per minute (gpm), up to 1500+ pm.
- Hydrants must be clearly visible and be free of obstruction at a minimum of a 3 foot radius

The EMC will continue to meet with fire department personnel and will conduct a "table-top" exercise this summer. KPOA received many residents' communications and concerns post-incident and will strive to keep you informed. Several residents have requested to be added as volunteers on the Committee and that is greatly appreciated; the Committee is fully staffed now.

KPOA, Emergency Management Committee

STOP AND SMELL THE FLOWERS... and do some *WEEDING!*

Rail Pen Gap Park has seen activity all winter long...more and more people are discovering this lovely, peaceful setting to walk, sit and relax. Thanks to all who have spent time enjoying this lovely part of Kenmure. The first mowing of the year has been done, the flowers and plants are thriving. Many thanks to our volunteers for keeping this oasis looking lovely!

A few reminders...The Park is dog friendly...but dogs should be leashed and all dog waste must be picked up. We no longer need wood chips (mulch)...thanks to your generosity, we now have enough wood chips to last us for the year.

HELP WANTED... Our Park volunteers will continue to work on beautifying this area. We do need more volunteers to help with Park maintenance.....mowing, pruning and weeding. Please contact Emmy Weissman (692-8657) for details.



SAFETY Update

Kenmure Roads and Safety, including Private Golf Carts

The motor vehicle laws of the State of North Carolina shall apply as rules and regulations with respect to roads and drivers within Kenmure. Under these laws all drivers in Kenmure [residents, visitors, contractors, and Kenmure Enterprises, Inc. (KEI) employees] are to be licensed.

Only golf carts are exempt from State motor vehicle regulations. However, the operators of golf carts must be at least 16 years of age and possess a valid driver's license. Such vehicles must give right of way to other regulated motorized vehicles operating on Kenmure roadways.

KPOA has recently updated the rules pertaining to "Kenmure Roads and Traffic Safety (KSC-01)" to include the usage of private golf carts on Kenmure roads. Private golf carts may be driven on all Kenmure roads, maintained by Kenmure Property Owners Association (KPOA), but must adhere to all the driving rules in Kenmure. You are permitted to drive your private golf cart on Kenmure Enterprises property ONLY if you are a Kenmure Country Club Member (KCC).

NEW REQUIREMENT - all owners of private golf carts must review and sign the new KPOA "Golf Cart Rules and Safety Precautions" form. Once the form is signed a "numbered sticker" will be provided at no charge. This sticker must be adhered to the lower left portion of the golf cart windshield. For your convenience this Golf Cart Safety form is located at both the KPOA Office (Monday-Friday 1-3pm) or at the KCC Pro Shop (members only).



Kenmure Man and Woman of the Year

Kenmure Property Owners Association and Kenmure Country Club are pleased to announce that we have honored two extremely distinguished recipients for the 2017 Man and Woman of the Year. Jim Krause and Emmy Weissman. Jim and Emmy make Kenmure a better place to live and enjoy. Congratulations!

Kenmure Property Owners Association

Smart911

If you are a Henderson County Smart911 user, please remember to sign in to your account every 6 months to keep it active and available to dispatchers. If there are any questions people can contact Alan Van Ostenbridge at 828-698-3599 or by email at javano137@hotmail.com

All Kenmure Residents, KCC members and their guests are welcome to attend!

Celebrate Summer with KNN

Friday, June 16 -- Fun Starts at 6 PM

Dress: Casual – (no, cutoffs or flip flops)

Won't you join us at our Summer Celebration with an evening of delicious food and great music from *Vintage Vinyl* -- hits from the 60's and 70's-for your listening and dancing pleasure. This party features a 'seated dinner' with choice of entree.

PASSED CANAPÉS

Tomato Bruschetta

Smoked Gouda Pimento Cheese with Celery Brunoise

Petite Ham Biscuit with Seasonal Preserves

SALAD

Summer Field Greens w/ Creamy Oregano Vinaigrette, Sugar Snap Peas,

Baby Heirloom Tomatoes, Roasted Corn, and Pickled Red Onion

CHOICE OF ENTREE:

Butter Roasted Shrimp Kabob w/ Light Cajun Seasoning
OR

Grilled Breast of Chicken w/ Pineapple Ragout

Entrees Served with Toasted Almond Wild Rice Pilaf and Poached Broccoli

DESSERT

Semifreddo Key Lime Pie

\$26++/person

Celebrate Summer Drink Special – Sangria \$5++

Make your reservations by: June 12, 2017

Call Kenmure Country Club: 697-9999 or reserve online: kenmurenewcomers.org

Non-Kenmure Country Club members: *Please pay your bill by credit card the night of the dinner.*

Cancellation policy: *If not canceled at least 24 hours prior to event, you will be charged for the dinner.*

KPOA WEBSITE

In December 2016, the KPOA website added a feature enabling residents to update telephone, email and address information in the KPOA database. Many residents have found this to be a convenient way to keep that information current and accurate. This means that communications from KPOA such as the Kenmure Alert messages and mailings will be more effective and timely.

Another service has been added to the KPOA website-<http://kenmure.org>. From this site, residents may now add, view, edit and delete the information provided to EMTs upon their entry to Kenmure to render assistance. Access to this service requires resident login. If you need assistance logging in or with other questions, call the KPOA Office at 692-2346 (Mon-Fri, 1-3 pm).

This service supplements the use of paper Emergency Information forms. These can still be picked up and delivered to the KPOA Office.

GOOD NEIGHBORS

I'm sure that you will agree that we all do our best to be thoughtful neighbors. Occasionally, however, reminders are necessary.

Reminder #1: *All Residents*-Mind the speed limit in Kenmure-25mph. Kenmure residents often walk along our roadways, with or without dogs. More golf carts also are on the roads. Please be careful and courteous.

Reminder #2: *Dog Walkers*-Pick up your dog's waste. We love our pets and we love to get out and about with them. In recent days, we have received complaints, especially in the Pinnacle Peak Lane/Hollybrook Drive area and on Maple Hill Drive.

Reminder #3: *All Residents*-Do not dump your yard waste on your neighbor's property. Know where your lot lines are. Do not put your yard waste in a bag and take it to a vacant-or what you think is a vacant lot. We recently received a complaint in the Kenmure Drive/Winding Meadows area.

ATTENTION ALL KENMURE PROPERTY OWNERS

It is important that we know how to contact you!

We need to know where to send your KPOA Newsletter, KPOA election information, Kenmure Alert notices, KPOA assessments and special notices sent by email or regular mail. Please notify us of any changes in your information. This is especially important for part-time residents.

Some of our mailings are time sensitive. It is important that we have your current mailing address to ensure that you receive mailings in a timely manner. If you add or change any of your phone numbers, email addresses or property address, please let us know.

You can make these changes by contacting the KPOA Office by regular mail : 10 Kenmure Drive, Flat Rock, NC 28731..by email: kpoa@bellsouth.net...by phone: 828-692-2346...or by going on the KPOA website and making the changes from your home computer.

Kenmure Property Owners Association



Kenmure Fights Cancer Notes & News

Kenmure Fights Cancer is for EVERYONE in Kenmure!

Each year, more residents join our efforts to provide for the cancer patients of our local area. Our projects and events are open to all, regardless of Kenmure Country Club membership. We also have very special ways to remember, honor and support your loved ones.

Gala Dinner—May 31. Sign up by May 28!

Join us for a very exceptional evening that includes the Golf Tournament awards, the Treasure Trove Raffle drawing and door prizes! **Call KCC at 697-9999 today!**

Time: 5:30 Cocktails; 6:30 Seating

Price: \$42.50 per person (includes tax, tip & \$10 to KFC)

Menu

Greens, Pecans, Strawberries with Champagne Vinaigrette
Choice of (1) Bistro Beef Tender with Mushroom Bordelaise
OR

(2) Grilled Swordfish and Tarragon-Caper Velouté with Golden Duchess Potatoes & Market Fresh Vegetables OR

(3) Vegetarian: Cheese Stuffed Ravioli with Marinara, Parmesan Cheese and Fresh Vegetables
Dark Chocolate Brownie, Ice Cream & Chocolate Sauce

Dress: Smart (Kenmure) Casual, Jackets Optional

Golf Tournament-May 31. Sign up by May 28!

- ♦ \$40 per person + cart fee (\$10 for prizes & \$30 to KFC)
- ♦ Hole-in-One contest! Win \$5000! Entries open now. Contact the Rob Freeman 693-4730. 10:00 Shotgun.

Details on all events at
www.KenmureFightsCancer.org

Super Signs!-New signs for golf tourney by May 21!

Checks are tax deductible. KCC charges are not.

Donor _____

In Honor or Memory of _____

1st new sign \$100 Use previous sign (one) \$85

2nd new sign \$90 Use previous signs (2 or more) \$75

Check enclosed Charge my KCC Account # _____

List me as donor in Community Foundation Annual Report.

Send to Dick Roemer. 208 Mossbough Ln, Flat Rock, NC 28731

Treasure Trove Raffle & Mini Silent Auction Drawing May 31

27 treasures valued from **\$300—1,700!**

Check them out in the Grill Room. **ENTER NOW!**

- ♦ **Raffle Tickets: \$5 each or 6 for \$25 or 15 for \$50!**
- ♦ Drawing at the Gala Dinner!

Autobell Car Wash Gift Cards-Until May 31

- ♦ Cards never expire. Good at any Autobell!
- ♦ Cards good until used up!
- ♦ Cards: \$20 each (**includes \$10 to KFC**).

Contact Betty Brown, 693-7699 or bbrown1113@aol.com

Coins4Cancer

Donate your spare change. Every penny counts!

Call Scott Benyon for pick-up or take to the Golf Tournament or Gala Dinner! (561) 371-7932 (Cell) or benyonconsulting@aol.com.

Tennis Social—June 10

Details coming in June or contact Bud Cohoon at 696-9270 or thecohoons@gmail.com

Honor Board

Checks are tax deductible. KCC charges are not.

Donor _____

In Honor or Memory of _____

Amount of donation: _____

Check enclosed Charge my KCC Account

List me as donor in Community Foundation Annual Report.

Send to Sally Hale, 703 Overlook Dr., Flat Rock, NC 28731

Kenmure Property Owners Association

10 Kenmure Drive
Flat Rock, NC 28731-8512

PRSR STD
U.S. Postage
PAID
Permit 42
28739

*Founded in 2002 Under
the NC Planned
Community Act.*



VIEWS

ROAD MAINTENANCE COMMITTEE

Bob Paulsen	Chairperson	693-7910	bobpaulsen@gmail.com
Hal Derrick	Secretary/Mowing & Leaf Removal	692-9242	halandruthie@gmail.com
Andy Clapper	Surfacing/Patching/Striping	513-1604	andyc1157@gmail.com
Don Blanton	Backup for above	513-1717	dhblanton@att.net
David Christenbury	New Const/Snowman/Canopy Trimming	337-6263	dcrunch33@gmail.com
Fred Johnson	Backup for above	698-4561	fredanddonna1@gmail.com
Michael Shannon	Signs	404-783-3276	mshannon550@gmail.com
Richard Graber	Right of Way & Shoulder Repairs	692-4377	ncjhawk@morrisbb.net
Jon Laughter	Consulting Engineer (Laughter, Austin & Associates, P.A.)		
Dick Dodge	KPOA Board Liaison	696-7969	dick@rcdodge.us