

Kenmure Property Owners Association



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President's Report....

It has been a fairly normal first 5 months of 2016 regarding KPOA activity, no new major projects or reports to provide information. But there still are lots of on-going efforts and activities I would like to provide updates.

The most recent big news is Mike Mulcahy, KPOA vice president, and his wife, Rosemary, our recording secretary have sold their house and moved the first week of May. They will be much missed. Rosemary as the recording secretary provided great service in a very detailed and busy function. Mike came to the Board for the second time in 2016. His first activity was as corporate secretary a few years back. This previous experience brought valuable input to all board meetings. They will be missed and we wish them well on their move and new life in Cleveland. We have filled the recording secretary job. It will be Cynthia Vick. Thank you Cynthia for agreeing to handle this position. Also thanks to Alan Van Ostenbridge who is joining the Board, his position will be determined at our next Board meeting.

Much has been discussed about the new gate access/visitor pass system which has been installed at the gate. This project replaced the CapSure program. The new system will provide increased security for all traffic coming in and leaving Kenmure. Previously we could monitor traffic into Kenmure, but not when this traffic would leave. With the new system we will be able to do that. In addition the system provides for easier scheduling of contractors, visitors, etc. to our community by residents. This scheduling will be much like before by logging onto our KPOA website. However the new system should be more user friendly. A word of encouragement-right now about 20% of all visitors are registered by residents from their home computers. The security team's goals is to get that to 50-70% over the near future. Please make an effort to help with this. Doing the scheduling by computer frees up the security folks to do more value added tasks rather than having to man telephones.

The roll out of the new system occurred on April 25, 2016. There were many communications in advance of this. I have been involved in reviews and individual discussions on this project and have been amazed at the amount of time involved in it. A huge

thank you to Kenmure residents who did this work: Rick Rehn, Peter Haft, Larry Rostetter, Julie Ashbeck, Ron Medinger, Don Johnson, and Gene Holland.

The KPOA committees have developed some goals/focus areas for 2016. Some worth mentioning are Security with the aforementioned rollout of the gate access/visitor pass system. KARC has undertaken a review of their rules and regulations looking for ways to clarify, consolidate, and modify. The intent is to make them easier to use and understand.

RMC is putting together plans to address some snow removal issues that have developed in the last couple of years. These issues are mainly due to the new snow removal contractor and frequent changeover in the snowman position. They are making good progress on this. Some recent good news regarding snow removal, we got through the remainder of the winter with no additional major snows and are still \$4K under our budget and contingency monies for that task. Now we just need to get through the next December snow season.

The RMC has also scheduled the every 4 year review of all our roads by an outside engineering firm. The intent is to review and/or modify the present scheduled for repaving our roads. With the lessening house construction contractor traffic in recent years, the hope is we can extend the amount of time between repaving.

Our summer meeting has been scheduled for June 16, you might want to put that on your calendar. We will of course be reviewing KPOA activities and the financial status as always. But we will also have a presentation from the Long Range Planning Committee regarding their study on how they recommend the residents of Kenmure move forward with any sale of the Kenmure Country Club. As of this moment, the LRPC is nearing the end of this initial study and it should be completed midsummer.

Have a great spring and early summer.

Van Bell,
KPOA President

Architectural Review Committee

Stu Nelson, Chairperson
696-8074 suzanne_and_stu@thenelsons.com

Road Maintenance Committee

Don Hessong, Chairperson
240-344-2714 doneh13@gmail.com

Security Committee

Rick Rehn, Chairperson
692-7099 wrrehn@bellsouth.net

Kenmure Property Owners Association

KENMURE INTRODUCES A NEW GATE ACCESS SYSTEM & SECURITY SYSTEM

On April 25th KPOA launched its new gate-access system. The old system (CapSure) has been replaced with this new and easier to use system. This new system has three significant improvements for the Kenmure community.

First, it adds an added level of security for residents as the security officers will be able to better manage visitors, vendors, employees and contractors. Our community's overall security will be significantly enhanced;

Second, the new system offers KPOA a significant cost savings versus our old system.

Third, it offers all residents an easy-to-use gate pass system to self-manage their visitors and guests. Residents should no longer need to call the gate house for the majority of visitor situations! *Seventy-five percent of all visitor requests are currently handled by a telephone call to an officer at the Gate House.* This diverts the attention of the officers by occupying them with requests for visitor passes. During busy times of the day, this causes back-ups at the gate and could divert the officer's attention from critical tasks.

It will only take a few minutes to become familiar and comfortable with our new system. By following the easy 5 step approach to registering a visitor in the new system you will be able to manage all of your guests and visitors. So let's get started.

1. Open the KPOA website – either www.kenmure-kpoa.com OR www.kenmure.org

2. On the opening screen, in the upper left side of the screen you will see a box titled **GATE PASS LOG IN** - click that box

3. That will open a page called **VISITOR GATE PASS LOG IN**

On this page you will see boxes for **Username** and **Password**.

Your **Username** will generally be the initial of your first name followed by your full last name -up to 11 characters total. (See the NOTES below). The username is not case-sensitive.

Example – George Washington would be **gwashington** or **GWASHINGTON** - NO spaces.

The initial **PASSWORD** for everyone will be **kenmure** (lower case).

Once you log in, you will be able to change your Username AND Password. SEE BELOW FOR INSTRUCTIONS. After you have input your initial Username (example - gwashington) and Password (kenmure) - lower case, click on the **Sign in box**.

4. After completing the sign-in you will now be at the main entry page, where you will see four tabs across the top -- **Personal, Autos, Guests** and **Logout**. Click on the topic **Guests**.

5. This page lists your existing Guests (if any). NOTE: If you had a list of visitors or guests entered into CapSure system most of these will appear in the new system. You may need to re-enter some guests/visitors that you have entered since March 15. Please review and delete any

names that are not current. To delete, click on the red trash can; to edit, click on the edit pencil next to the trash can. You may need to maximize your screen to see the tabs at the top of the page

To enter a **New Guest** click on the box that says **Add Guest**. At the bottom of the page you enter the required information (type of visitor/guest and length of stay) for your Guest, and click **Add**. You can also edit or delete an existing Guest.

Following the above 5 easy steps will allow you to enter your Guests/Visitors.

CHANGING YOUR DEFAULT PASSWORD? When you first log in you will click on **Update Profile**. You will be prompted to change your username – if you wish. Enter your email address and create a new password by entering it in the “Password” and “Re-enter Password” boxes. And, if you forget your password, the e-mail address will allow you to be recognized by the system. If you forget your password or Username, you will need to click on **Forgot password** or **Forgot User Name** which is just below the **Sign in** box on the Username / Password page. An email will be sent to you within a few minutes with a temporary password or your User Name. After you log in with your temporary password, you may change your password.

NOTES:

A. If you commonly use a nick-name, or use a different name than KPOA has on file the initial Username MAY not work. If George Washington went by Hank and he entered hwashington, the system would not recognize him. So, you may need to try some combinations of first name initials and last names of all primary residents in your household.

B. Most husband/wife households have the husband as the Username. If you do not want to use the assigned Username it can be changed to anything you want (minimum of 6 characters and a maximum of 11.)

C. ONLY ONE (1) Username PER HOUSEHOLD.

D. There are a number of residents with duplicate first initials and last names. The KPOA Office identified these residents and has sent an email with a unique initial Username so you can get started. If you want to change this unique Username, you can!

E. Contact KPOA with questions - kpoa@bellsouth.net)

The tabs titled **Personal** and **Autos** are shown ONLY for residents' reference. Residents cannot change these entries. Please review your information and send an email to the KPOA Office (kpoa@bellsouth.net) with any requested changes. It is important that we have the correct information in our database. We are not using the “Away Address” feature. We maintain that information in a separate KPOA database. If your information changes, please email the KPOA Office at kpoa@bellsouth.net for assistance.

Kenmure Property Owners Association

We encourage all residents to become familiar with GATE PASS LOG IN procedure and use it regularly to enter guests. If you have any questions during the launch of this system the following volunteers will assist in answering your questions. **Please do not call our Security Officers, as they will refer you to the volunteers. Contacts for Assistance:**

KPOA - kpoa@bellsouth.net - For help with your username or other questions:
Ron Medinger - rbmlacey@aol.com
Peter Haft - pmhaft@hotmail.com
Rick Rehn - wrrehn@bellsouth.net
Larry Stewart - larry.c.stewart@gmail.com
Gene Holland - gah1542@aol.com
Julie Ashbeck - gjashbeck@bellsouth.net

That's all there is to it! By following the above easy steps you will be able to enter your Guests/Visitors - both the occasional guest and those who come frequently.

KPOA has invested in this new security system along with other improvements in the gate house electrical, computer and telephone systems. The gate house has been painted and you will see other additions and improvements in the near future. Also, this new system allows us to streamline our entry system for REGULAR vendors who serve the Kenmure community. It is a flexible and easy to use system many of our residents have been requesting.

RAIL PEN GAP PARK

Kenmure's own Park is in full spring bloom. Please enjoy the beauty of the park...a lovely place for walking, hiking or just sitting. Please treat the park with respect...keep dogs out of the planted areas and pick up after your pets. All work in the Park is done by Kenmure volunteers...many thanks for their hard work! The Park is located on Overlook Drive near the intersection with Kenmure Drive.



Lawnmower Donation

If you have a lawnmower (in working condition) that you would be willing to donate for use by our volunteers at Rail Pen Gap Park, please contact Fred Johnson or Spencer Morgan.



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 2016 Man and Woman of the Year. Roger Musgrove (received posthumously) and Rosemary Mulcahy. Both have been very active in a number of efforts that have made Kenmure a better place to live and enjoy.



Congratulations to Kenmure's Adopt-a-Highway

Congratulations to all of the volunteers on the Adopt-a-Highway program. This group has been clearing the right-of-way from Kenmure north to the Flat Rock Post Office, and south to Kingwood for 25 years! The North Carolina Department of Transportation presented the group with a special award to commemorate this achievement. It is estimated that the group has collected 30,000 pounds of litter over the twenty-five years. The group is headed by Ron Evilia. Sam Beddingfield co-ordinates the activity with the NC DOT.



**!!! HELP !!!!
VOLUNTEERS NEEDED**

*Rail Pen Gap Park.....Contact Spencer Morgan or Fred Johnson for details.
Adopt-a-Highway.....Contact Ron Evilia for details.*

BIBLE STUDY

Many Kenmure ladies meet weekly on Wednesday mornings at the Flat Rock Village Hall (September through April) for a non-denominational, discussion-format Bible Study. We would love to have you join us.

Contact Sue Amsler at 698-3415
or susanamsler@gmail.com



Kenmure Property Owners Association

KPOA Office Parking Lot



Two signs have been installed at the KPOA Office indicating that parking at the Office is for KPOA business purposes only on Monday through Friday from 9am to 5pm. This is to allow adequate parking space for Committee and Board meetings and for residents conducting business at the KPOA Office. After 5 pm and on weekends, please feel free to use the KPOA Office lot for parking while meeting others for carpooling. During weekdays, please use the lower lot at the Club for parking.

ATTENTION ALL KENMURE PROPERTY OWNERS

It is important that we know how to contact you!

We need to know where to send your KPOA assessments, KPOA newsletter, KPOA Election information, Kenmure Alert notices and special notices sent by email or regular mail. If you are a **part-time** resident of Kenmure, please keep us informed of your current mailing address.

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** or **email addresses** or your **off-site address**, please let us know.

This information should be sent to the KPOA Office by email: kpoa@bellsouth.net, by regular mail: 10 Kenmure Dr., Flat Rock, NC 28731, or by phone at 828-692-2346.

Help us help you to stay informed!



Kenmure Newcomers and Neighbors

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Join Kenmure Newcomers and Neighbors for food, fun, fellowship and music at our Summer Kick-Off.

Friday, June 17, 2016 - Fun starts at 6:00 pm

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

\$24.00++

All Kenmure residents, Club members and their guests are welcome to sign up for this summer party.

Stationed Buffet

Cold Station

Summer Field Greens

Baby Tomatoes, English Cucumber, Roasted Sweet Corn and Champagne Vinaigrette

Baby Spinach and Romaine

Applewood Bacon, Cornbread Croutons, Pickled Red Onion, Feta and Creamy Asiago Dressing

Watermelon Salad

Bitter Greens, Red Wine Syrup, Feta and Toasted Almonds

Potato Salad

Blanched New Potatoes, Mustard Aioli and Hard Cooked Eggs

Bread

Freshly Baked Rolls w/ Gremolata Whipped Butter

Hot Station

Fresh Seasonal Vegetables

Mélange of Local Produce

Celeriac Mash

Celery Root Mashed Potatoes

Pork Shoulder

Slow Roasted Pork w/Orange BBQ Sauce

Pan Roasted Chicken

Shoyu Brined Chicken w/Gingered Pineapple

Baked Cod

Bronzed Black Cod w/Citrus Butter

Desert Station

Coconut Layer Cake

White Chocolate Macadamia Nut Cookies

Make your reservations by: June 12, 2016

Call Kenmure Country Club: 697-9999 or reserve online: kenmure-newcomers.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.

The evening will be very casual, with food stations, mingling, music and assigned seating.

Music by Tuxedo Junction

Joey Moore and his six member group, Tuxedo Junction, have been delighting countless audiences in four states for almost two decades. Their music ranges from beach music, soft listening music to Mamas and Poppas and maybe even a little Elvis.

Come listen, dance and enjoy!

http://www.tuxedojunctionband.com/index_files/aboutus.htm

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 25. Sign up by May 19!

Join us for a very exceptional evening that includes the Golf Tournament awards, the Treasure Trove Raffle drawing and lots of door prizes!

Time: 5:30 Cocktails; 6:30 Seating

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

Dress: Smart (Kenmure) Casual—tie optional

Menu

Greens, Pecans, Strawberries with Champagne Vinaigrette
Choice of (1) Seared Bistro Beef Tender with Sauce Dianne OR
(2) Breast of Chicken with Gremolata Jus with
Golden Duchess Potatoes & Market Fresh Vegetables OR
(3) Vegetarian: Butternut Squash Tortelloni with
Mushroom-Shallot Cream & Parmesan Reggiano
Pecan Pie with Caramel & Cinnamon Whipped Cream

Golf Tournament-May 25. Sign up by May 22!

- ◆ \$40 per person + cart fee (\$10 for prizes & \$30 Kenmure Fights Cancer donation).
- ◆ Entries open now. Contact the Golf Shop. 9:30 Shotgun

**Sign-ups & Details for events at
www.KenmureFightsCancer.com**

Super Signs!-New signs for golf tourney by May 15!

Checks are tax deductible. KCC charges are not.

Donor _____

In Honor or Memory of _____

New sign \$100 Use previous sign (one) \$85

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

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 18

Details coming in June or contact
Peter Cornish at 697-7531 or pcornish@mac.com.

Treasure Trove Raffle Drawing May 25

23 treasures valued from **\$220—1,500!**

Go to www.kenmurefightscancer.org/Treasure-Trove-affle-2016.

Tickets: \$5 each or \$6 for \$25 or 15 for \$50!

- ◆ Drawing at the Gala Dinner!

Autobell Car Wash Tickets-Until May 31

- ◆ Standard Full Service Car Wash!
- ◆ Tickets never expire. Good at any Autobell!
- ◆ Tickets: \$16.99 (Includes \$8.49 to KFC)
- ◆ Contact Betty Brown, 693-7699.

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

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



VIEWS

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Jon Couch	Secretary	513-1170	joncouch@icloud.com
Nancy McGaughy	Landscaping	692-6010	NMcgaughy@aol.com
John Ely	Existing House Alterations	692-8237	johnd.ely@att.net
Patrick McGinnis	Condominiums	704-996-3462	patrickmcginnis@bellsouth.net
Wes Jensen	Trees	696-7985	wjensen@bellsouth.net
Jim Heavner	KPOA Board Liaison	692-6892	jcheavner@hotmail.com