



# Kenilworth Homes Association

*Fall 2012 Newsletter*

## Kenilworth Homes Association Upcoming Events:

### GARAGE SALE

Saturday September 22  
8:00 AM – 3:00 PM  
Rain or Shine

### FAMILY PICNIC

Saturday September 22  
4:00 PM – 7:00 PM

### UPDATED DIRECTORY

Coming this FALL,  
Complete the form enclosed.

## ANNUAL MEETING REPORT

**Board of Directors:** Ed McGurren and Jerry Fladung were re-elected to the Board for another two-year term. Luke Eide, 9504 Roe, was elected to a two-year term to fill the opening resulting from the departure of Jennifer Kanan. Jennifer has been President for the past two years and she directed our Landscape/Island and Entrance Maintenance efforts for the last four years. Thanks to Jennifer for all her hard work and perseverance to improve the attractiveness of our neighborhood during this period. Subsequent to the Annual Meeting, Board Member John Coode has also submitted his resignation indicating he could no longer serve due to his work/travel schedule. John served as Landscape/Island and Entrance Maintenance Chairman for several years and President for two years prior to Jennifer's term. The Board and neighbors appreciate his efforts over the years to keep the Kenilworth area a desirable place to live. The Board appointed Bruce Ridge, 3908 W 93rd, to replace him. New Association officers elected by the Board are as listed below.

**Mission Valley Neighbors Association** representatives briefed the attending homeowners on the status of the re-zoning of the old Mission Valley School property at 85th and Mission Road. Red Development Company purchased the property from the Shawnee Mission School District after the Mission Valley School was closed. They paid \$4m for the property and propose to demolish the school and build a strip center on Mission Road followed by homes on the remaining 18 acres. The neighborhood homeowners are against this proposal and have met several times with the City of Prairie Village Zoning Commission to convince them to leave the current zoning of R1/a in place. To date, they have been successful, but more hearings will be held this fall.

## Kenilworth Board of Directors and Officers

Chris Hafner, President  
9121 Buena Vista Street  
[sixhafs@yahoo.com](mailto:sixhafs@yahoo.com)  
913-384-6163

Jerry Fladung, Vice President  
5002 West 96th Terrace  
[ameritrec@yahoo.com](mailto:ameritrec@yahoo.com)  
913-381-0350

Ed McGurren, Secretary  
9308 Alhambra  
[mcgooinks@aol.com](mailto:mcgooinks@aol.com)  
913-341-4544

Floyd Wohlrab, Treasurer  
9520 Linden St.  
[fjw2065@yahoo.com](mailto:fjw2065@yahoo.com) ~ 913-648-6199

Kelly Young, Director/Overland Park Affairs  
4903 West 96th Terrace  
[kyoung23@kc.rr.com](mailto:kyoung23@kc.rr.com) ~ 913-385-0795

Luke Eide  
9404 Roe Avenue  
[luke.eide@gmail.com](mailto:luke.eide@gmail.com) ~ 913-424-4919

Bruce Ridge  
3908 West 93rd Street  
[bridge@nazdar.co](mailto:bridge@nazdar.co) ~ 913-707-7032

## Kenilworth Family Picnic



The 15<sup>th</sup> Annual  
Kenilworth Family Picnic will be held:  
**Saturday September 22nd**  
**4:00 PM to 7:00 PM**

Food to be served at 5:00 PM

Lutheran Church of the Resurrection  
9100 Mission Road

Great family food & rides for the Children!  
Call or e-mail a Board member to **RSVP no**  
**later than September 18th.**

## Kenilworth Neighborhood Garage Sale



The 6<sup>th</sup> Annual Kenilworth  
Neighborhood Garage Sale:

**Saturday September 22nd**  
**8:00 AM to 3:00 PM ~ Rain or Shine**

Plan to join your neighbors in this annual event.

We will place signs at all major entrances to  
Kenilworth and advertise in the newspaper. So

mark your calendars now, gather your  
"treasures" and have your own sale on your  
own driveway. Maybe you would want to get a  
few neighbors together and combine those  
"treasures" or you might want to just shop the  
"sales" in your neighborhood.

After the sale, head over to our  
Annual Picnic...will see you there.

QUESTIONS: Call Ed McGurren 341-4544

## HOME REMODELING OR ADDITION REQUIREMENTS

Home improvements are always desirable since they add value not only to the individual residence but also to the neighborhood. If you are considering any type of modification to your property including adding a patio or installing a fence, you must consider the Deed Restrictions applicable to our neighborhood.

It should be noted that compliance with the Deed Restrictions is independent of City Building Code requirements. Obtaining a Building Permit does not indicate that homes association Deed Restrictions have been considered or have been met.

Two distinct reviews are involved. The information regarding Deed Restrictions can be obtained from the Homes Association Office, which is located at 4200 Somerset Drive, Suite 216 Prairie Village, KS 66208 - Phone 913-385-2440.

Once your plans are developed you are advised to contact Clarence "Fox" Foxworthy, the Executive Director of the Homes Association, for review of compliance with the Deed Restrictions. Depending on the nature and scale of the proposed changes, the Homes Association office may request a copy of the Architectural Plans and Specifications to conduct this review.

If necessary, the Executive Director may meet with the homeowner and Architect or the Contractor to complete this review. The homeowner pays a \$75.00 fee for this service and is then issued a Certificate of Approval for the proposed project. This process is part of your Kenilworth Homes Association mission - and legal obligation - to preserve our community by insuring the Deed Restrictions are met in order to maintain the value of the homes in our area.

You will find the Homes Association staff to be very helpful in this process. They can be reached 9:00 AM to 4:30 PM Monday thru Thursday at the address mentioned above. The office closes at 3:00 on Fridays. e-mail: [cfoxworthy@ha-kc.org](mailto:cfoxworthy@ha-kc.org)

## NEIGHBORHOOD DIRECTORY UPDATE

Kenilworth has experienced a large number of new residents since the publication of our last Directory in the fall of 2010. A Directory revision is planned in order to include these new residents in our Directory and to provide an opportunity for current residents to revise any family information. Enclosed is a form for including or revising household information in an updated Directory to be distributed this fall.

September 2012

Dear Kenilworth Resident:

We are in the process of updating the Directory for residents of the Kenilworth Homes Association. *The Directory will only be provided to Kenilworth Residents.* We plan to publish and deliver the updated directories by November 15<sup>th</sup>. Please complete and return this sheet with any **updates by October 15th.**

The name information we have for your household is printed on this mailing label. Please make any revisions and return the information by e-mail, mail or fax. If we don't receive any information from you, your listing will appear as shown on the mailing label.

Note: If you want your phone number and e-mail address in the Directory it must be included here, also Optional information on children may be included below.

BOARD OF DIRECTORS  
Kenilworth Homes Association

Corrections/Additions to Current Information:

Name (s) \_\_\_\_\_

Address \_\_\_\_\_

Phone # \_\_\_\_\_

E-Mail Address \_\_\_\_\_

Optional – Children living at home with month & year of birth. We also list children under 18 who would be interested in doing odd jobs in the neighborhood, under “Children’s Services”.

Child's Name	Birth Year	Babysitting Sitting	Pet Sitting	Lawn Care	Snow Removal	Vacation Services
	/	/	/	/	/	/
	/	/	/	/	/	/
	/	/	/	/	/	/

**Return by OCTOBER 15, 2012 to:**

**HA-KC, 4200 Somerset Drive, Suite 216**

**Prairie Village, KS 66208**

**OR**

**FAX to (913) 385-2441**

**OR**

**E-mail: [jmarlay@ha-kc.org](mailto:jmarlay@ha-kc.org)**

Kenilworth Homes Association  
4200 Somerset Drive, Suite 216  
Prairie Village, KS 66208

## WELCOME TO OUR NEW NEIGHBORS

Eric & Megan Foreman ~ 4504 West 93rd Street  
Kenneth & Theresa Vaughn ~ 4511 West 92nd Terrace  
Christopher & Jane Hill ~ 9310 Buena Vista  
James & Gina Shibel ~ 4405 West 94th Street  
BNC Properties ~ 4823 West 96th Terrace  
Sarah Dycus ~ 9112 Buena Vista

## Reminder...

To continue to keep Kenilworth one of the best appearing neighborhoods in the area, we offer these reminders. In nearly all cases as you drive our streets, you see cars, trucks and trash carts inside garages. Recently several homeowners have been parking their vehicles on their driveways or on the street all night. Also, a few trash carts are visible. They must be behind the front line of the house and not visible from the street. Let's get everyone back in the habit of using their garages every night and getting our trash carts out of sight.

**Thanks...**

## Trash and Recycling Containers

As an aid to efficient handling by the Deffenbaugh Trucks, please remember to position the containers with the Arrows on the top pointing toward the street. This means the handle and the wheels are positioned toward your house. Please do not place your trash on the street until the night before pick-up.