



Kensington Community Times

A Newsletter for the Kensington Community from your Master Association
November, 2010

The KPMA Board of Directors recently approved the 2011 budget. We were able to keep the increase to a modest 1% while continuing work on those projects that keep Kensington in prime condition. The major undertaking for next year will be the first phase of an effort to replace those street lamps that have reached their life expectancy. The entire project will take three years and will be accomplished without any assessment.

Over the summer a number of maintenance projects were completed. One of them was the pressure washing of the gutters and sidewalks. On that note a number of individuals have been sent reminders that their roof or driveway needs to be cleaned. Many individuals have acted on this information, but there are still a number that have not attended to this. Your prompt action would be appreciated.

We are working to ensure that preserve areas are being maintained in a manner that is consistent with the guidelines provided by Southwest Florida Water Management and Collier County code enforcement. Collier County has advised us that we need to schedule a prescribed burn to control the growth of exotic, non-native, plants. The Board will be reviewing this with the Division of Forestry for the State of Florida, which is responsible for such activities. The Board and the Community need to understand how these burns are conducted with the least disruption. The timing for any controlled/prescribed burn would be at the end of our dry season. We will share all information that we receive from our meeting with the Division of Forestry for the State of Florida.

The Landscape Committee, acting on the advice of an ad hoc committee to provide community wide input, completed work on the western boundary. Old, dying and overgrown shrubs and trees were removed. A neutral colored privacy fence was installed behind the homes. This provides the backdrop so that, as required, new plantings can be installed without compromising anyone's privacy. Collier County has reviewed and approved all aspects of the project.

Rain has been scarce since the end of August and the lake levels are showing the effects. Our rainfall is 8-12 inches below normal for the period. The cumulative effect of that shortage is lake levels that are two feet under their average. If Mother Nature provides some late season rain the situation will improve, but the possibility of reductions in the use of irrigation does loom.

As a reminder; over 350 residents are receiving this newsletter by email. As I noted in the last Kensington Times the association is saving almost \$450 each time we do not print, collate or involve clerical support in mailing those letters. There are almost 200 individuals who can help increase that savings by providing their email address to us at: kpmanaples@yahoo.com

Bill Lutz
President, Board of Directors
Kensington Park Master Association