



Hello Neighbors!

We, your friends and neighbors, as well as members of your HOA Board, pray our 2021 will be a kinder, gentler year than was 2020. We have all been affected by the pandemic of Covid-19 and are still under attack. As of this writing at least twelve residents of whom we have knowledge are either battling the disease, in some stage of recent recovery from it, or are hospitalized and being actively treated. As your Board, we implore you to **mask up**, **distance out**, and **sanitize off** as your local health officials direct so as to do your part in controlling the spread of this very real disease. The NRE community has done a magnificent job during 2020 of reaching out to those with significant needs during the year and in doing so have defined what our community is all about. The past year marked an unprecedented number of property sales in our community with many new faces to meet and greet. If you can do so safely, please assist us in greeting new neighbors as the inability to meet face to face has presented the Board with many challenges in getting HOA information into the hands of new neighbors. It would be a tremendous help if everyone could advise a new neighbor of our website, newsletter, FAQs, and alert them that they always may contact any Board member whose contact information is on the website. Your Board is exploring new and varied ways to meet and to communicate with the community as group meetings are the least preferred

method of getting the word out. Please know that your Board has been at work all year long handling the week to week business of NRE and finding creative non-contact methods of doing what needs to be done. Please note that as a Board we don't know what we don't know. Our success depends on your input. We have an interactive website, published contact information, and an active Facebook site. Please contact us with the good, the bad, and the ugly as silence truly benefits no one.

Jim Ely, VP



### 2021 Officers

President – Kerry Ainsworth

Vice President – Jim Ely

Treasurer – Vacant\*

Recording Secretary - Geneva Ely\*

Corresponding Secretary – Vacant\*

**\*Special Note:** All three of these board positions are up for election in 2021. Geneva Ely has offered to extend due to the difficulty in training someone in close proximity. In obedience to Bylaws these positions are open to any dues-paying resident of NRE by any form of nomination to the Board. All nominees would be presented to the community and voted on by email and traditional mail methods. Contact any Board member to nominate yourself or another to fill any of the three positions above listed. Nominations close Feb. 28, 2021. We need your help!

### It's Time to Send 2021 Ownership Dues

HOA dues of **\$50 per year** remain in effect. Please send your \$50 check, payable to CNRE, to Jim Ely Vice President, 4625 County Road 1219 Cleburne TX 76033. Thanks to everyone for their support. Please remember: *Dues of \$50 per year are a small price to pay for the ability to make motions and to vote on ALL community issues and elections*

### Community Meetings

For obvious reasons during the ongoing Covid surges, Community HOA meetings and social events will continue to be cancelled until further notice. The HOA Board will continue to meet virtually and will conduct HOA business as usual until such time that community spread is under control. All Board members will continue to take phone calls, entertain questions and requests, and monitor/respond to any and all messages via mobile phone, community website email, and social media messages. Community news, messages, notices, and other responses will be handled via email and traditional mail until the pandemic subsides.

### Did You Know?

**Community Deed Restrictions forbid the posting and use of any type of business signs. All such will be removed without notice.**

## Important Phone #'s

Fire, Medical, Police  
Emergencies.....911  
Johnson County Sheriff's Office  
Non-Emergency.....817-556-6060  
Crime-stoppers.....800-794-8477  
Wild Animal Sightings Texas Parks &  
Wildlife.....817-202-5080  
High Water, Bridge Issues, Burn Bans,  
Road Damage or Debris County  
Pct.#1.....817-202-4101  
Digging Underground Call  
Dig Tess.....800-344-8377  
Electrical Outages  
TXU.....888-313-4747  
UCS (Co-op).....817-556-4000  
Water Supply Issues Southwest Water,  
Aka Monarch Utilities.....866-654-7992  
Community Citizens on Patrol  
Jim Ely.....817-675-3266

Not Sure? Contact any Board Member  
at: [www.nolanriverestates.com](http://www.nolanriverestates.com)  
or email: [nrecommunity@gmail.com](mailto:nrecommunity@gmail.com)

## New Phone Number or email address?

Please contact any Board  
member to update your information.  
Phone/email is not circulated to  
other community members.

**Assn. Meeting Minutes** - The  
minutes of Association meetings are  
available on-line at  
[nolanriverestates.com](http://nolanriverestates.com). (The last in  
person meeting was held Jan.2020.)

## Suspicious Activity

Please report suspicious activity to  
the Sheriff's office by calling 911 for  
an emergency or 817-556-6060 for a  
non-emergency line. In addition,  
please send an e-mail to  
[nrecommunity@gmail.com](mailto:nrecommunity@gmail.com) so we  
can spread the word.

## Real Estate Corner

**Special Note: NRE's Realtor Liaison  
will research all real property  
listings within NRE for correctness**

Properties and new owners are:

- 4101 Nolan River  
James and Angie Saulter
- Lot 11H Saint Leger  
Jason and Jennifer Vanderlaan
- 3757 Preakness  
Bruno and Maria Ortega
- 3021 Nolan River  
Rick and Natalyia Whaley  
(Long-time residents)
- Lot 16H Saint Leger  
Ivan Garcia
- 4901 Nolan River  
Neal and Marlen Lane
- Lot 10 Preakness  
Hidde and Kim Van Assendelft  
(Long-time residents)
- 3824 Preakness  
Dan and Gail Deckert

In addition to the above listed  
transactions, there were the  
following:

Two property health related  
assignments

- Numerous refinances and  
remodelling projects
- Two formal architectural reviews
- Two variance applications
- Two requests for special  
subordination agreements.

## Classifieds At No Cost

Business Owners: Let CNRE help to  
promote your businesses as residents of  
our community. There is no cost and  
the Newsletter is published quarterly.  
Your business may be located anywhere  
but we will publish your add at no cost if  
you reside within CNRE. CNRE reserves  
the right to decline any ad if the Board  
deems the ad to be offensive or  
inappropriate. Contact any Board Officer  
for information.

## Community Cleanup

Several residents are still faithful in  
helping to collect and bag roadside  
trash which has increased with car  
parties and closed dinning in town.  
It has come to the attention of the  
folks doing cleanup that many  
residents have opted for larger trash  
containers, usually picked up by  
automated trucks. We are finding  
that a noticeable amount of trash  
falls from the dumpsters when  
collected in this manner. Please take  
time to check your dumpster areas  
after pickups to avoid loose trash  
from littering your neighbor's yards  
or streets. Thanks to all who  
continue to take pride in both our  
individual properties and community  
areas.

## Resident Trades

**Griffin Heating and Air:** Call Mike  
Griffin at 817-558-7299.

**Horse Quality Round Bales:** Call Jon  
Puryear at 817-944-6178

**Circle D Engraving:** Contact Julie  
Dumas at 817-517-4722 or go to  
[www.circledengaving.com](http://www.circledengaving.com).

**Pablo's Detail Shop:** Call Louis  
(Miguel) Guereca 817-812-6367 or  
check out Pablo's Detail Shop on FB.

Richmond's Farrier Service  
(817) 487-6527  
James Richmond  
Farrier

**CORE** Call Us Today!  
AIR MECHANICAL SERVICES, LLC. 817-396-0582  
We offer financing!  
LIC# TACLA76934E

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• Residential and Commercial	<b>2 Ton System</b> \$3,999 Cash \$4,295 Financed	<b>3 Ton System</b> \$4,299 Cash \$4,595 Financed
• Free Estimates on New Equipment	<b>4 Ton System</b> \$4,799 Cash \$5,199 Financed	<b>5 Ton System</b> \$5,299 Cash \$5,699 Financed
• Service and Repair All Brands		
• Duct Cleaning		

Limited time offer. Cannot be combined with any other offers.

Proudly serving since 1987 4940 S. Nolan River Rd. Cleburne, TX 76033