



# Update

[nolanriverestates.com](http://nolanriverestates.com)

Vol. 20-1 (January 2017)

A Publication for NRE Owners  
By Your Association:  
Community of Nolan River Estates

## A message from our president

Happy New Year!

I hope everyone is recovering from the holidays and you're getting back in the swing of things once again. We have had quite a bit going on since our last Association meeting which you'll see throughout the newsletter.

We welcome Stephen Beyer as Vice President. Steve volunteered to fill the VP vacancy for the duration of the term and we are thankful for his time.

I was honored to present a check from the successful garage sale proceeds to the Rio Vista FD over the break as well as giving the annual holiday fruit basket to Rick Bailey's office at the Precinct. We certainly appreciate both of those entities as they graciously provide much needed services to our community.

One goal I have for this year is to get an earlier start and ask everyone who is interested in participating in the annual animal vaccination clinic to fill out a registration form so we can determine when everyone is due as well as get a head count of interested families. To remind everyone, starting last year the Association coordinates one "farm call" with the Alvarado Vet Clinic which the Association pays the farm call fee of \$75, and the Vet comes out with a tech and vaccinates small and large animals. Vaccination fees themselves are paid for by the respective family. This new program reminds everyone to vaccinate their animals and provides a convenient way to accomplish that. Look for more info coming up.

With that I'll close by wishing everyone a healthy and prosperous New Year!

God bless our military far and near, the families of our Association and may God continue to bless the United States of America!

Scott Lingo, HOA President

## Garage Sale



Pictured above (l to r) is Michele Newman (HOA Secretary), George Daggett, JL Stiles and Dale Hutchinson of the RV-VFD accepting a **\$1,817.36** donation from Scott Lingo (HOA President). This amount is about \$400 more than our last donation.

The garage sale this year was a resounding success. Donated items were plentiful. More volunteers helped with the setup of the sale and likewise, more volunteers than ever were available during the three days of the sale. And, when the sale was over, there were volunteers to help with packing up the leftovers – 8 truckloads full of stuff – which went to the Crisis Center and Operation Blessing.

In short, the volunteer help this year was outstanding. The following helped, some in a small way and some worked many, many hours – but all were immeasurably important to the success of the sale this year: Rick and Coral Chacon, Matthew Conley, Karen Conley, Jerry and Kay Eichelmann, Geneva Ely, Mike Griffin, Marcea and John Haubert, Annette Littlejohn, Tom and Teri Morales, Kurt and Michele Newman, Jason Pritchard, Sean and Mary Stotler, Darryl and Dryden Taylor, Darren and Chris Vidler, Mike Willing.

More volunteer help than ever was the major factor in the success of the sale. So, when did the first donation arrive for the next sale? On the day after the 2016 sale ended. 😊

## Assoc. Meeting Notice

**Thursday, 12 January 2017**

Rio Vista VFD Meeting Room - 7 P.M.

- I. Invocation
- II. Minutes
- III. Treasurer's Report
- IV. Old Business
  - A. Update on property complaint – law suit against 4900 Saint Leger
  - B. Garage Sale
  - C. Oktoberfest
  - D. 2016 Budget Report
  - E. 2016 Annual Report
- V. New Business
  - A. Property Ownership Update
  - B. Committee Reports
    - 1) Garage Sale
    - 2) Architecture
    - 3) Good Samaritan
    - 4) Telephone
    - 5) Animal Safety
  - C. 2017 Budget Proposal (\*vote)
  - D. 2017 Officers Election (\*vote)
  - E. 2017 Committee Chairs
  - F. 2017 Goals Ideas
- VI. Open Discussion – General Topics

## NRE Nominations - 2017 Officers

Treasurer – Kurt Newman  
Corresponding Sec. – Michele Newman  
Recording Secretary – no nomination

Only three positions to fill this year. Additional nominations may be submitted up until voting occurs at the January Association meeting. Nominated individuals must be a current NRE owner willing to serve and current on HOA dues. You may nominate yourself for a position.

Stephen Beyer has been appointed Vice President and will finish the VP's current term of office (thru 2017). Stephen and his family live on Preakness.





# Oktoberfest & Trick-or-Treat Hayride



Between 150 and 200 people participated in the Oktoberfest this year. The Guereca family and their team made it even bigger and better than ever. It was a resounding success. Four trailers were required to accommodate all of the trick-or-treaters who went on the hayride. Most trick-or-treaters also went through the CarnEvil fun house (fund raiser for Alzheimer's) which was provided by the Morris family on CR 1219.

## Welcome Newcomers

Help make the latest newcomers welcome.

**Brandon & Heather Dickson** and their family have moved into their home at 4226 Saint Leger.

**Thomas Watson & Dana Duncan** are preparing to move into their home at 5045 Gold Cup.

**Greg & Jessica Stowers** have moved into 5001 Nolan River.

**Ryan & Kelly Conner** have purchased the home at 3760 Preakness Ct.

**Keith & Leslie Mathews** have purchased the undeveloped lot at 3769 Preakness Ct.

**Wesley & Charli Vance** and their family have moved into their home at 5045 Nolan River Rd.

## For Sale - NRE

**House** – 4437 Ascot, 2,281 sq. on 5 acres, built 1997, asking \$289,900. Agent – 817-517-4415.



**Lost & Found – iPhone** - The above iPhone was found during a recent monthly cleanup. It appears to be in working condition. Call Kurt at 817-517-7374 to claim.



## Special Thanks to Precinct 1

The Community of Nolan River Estates presented a basket of fruit to our Precinct Commissioner, Rick Bailey, and his team as a special thank-you for all of their hard work throughout the year. Pictured (l-to-r) are Scott Lingo (HOA President), Frances Box (Precinct Office Manager) and Michele Newman (HOA - Corresponding Secretary).

## 3 Additional Cleanup Volunteers

The story behind the monthly cleanup program was published in the October NRE newsletter. This resulted in three new families volunteering to help those already participating in the program. The new families are as follows: Ely, Morris and Duncan. From everyone within NRE – Thank you!

**Current Heroes** - This is the list of families who currently clean a specific area each month:

**Barbee** (Family lives at 4520 NR) cleans Nolan River from 4520 NR to Ascot.

**Duncan**, Dana who lives at 4165 Gold Cup cleans all of Gold Cup.

**Ely** (Family lives at 4625 CR 1219) cleans CR 1219 from 4457 CR1219 to CR 1110.

**Haubert** (Family lives at 4449 Ascot) cleans all of Ascot and NR from 1219 to Ascot.

**Lingo** (Family lives at 4500 Saint Leger) cleans Saint Leger from 4500 SL to Gold Cup.

**Morris** (Family lives at 4457 CR 1219) cleans CR 1219 from 4457 CR 1219 to Nolan River Rd.

**Moore** (Family lives at 3809 Preakness) cleans all of Preakness.

**Newman** (Family lives at 4844 SL) cleans the bridge area and NR from the bridge to 4520 NR.

**Parker** (Family lives at 4600 Saint Leger) cleans Saint Leger from 4500 to Ascot.



## Residents in the News

**Lindsay Parker** was pictured on page A6 in the Sunday, 25 December edition of the C-TR. Lindsay lives with her family on Saint Leger.

**Hannah Lingo** was mentioned in the C-TR, page 3, Wednesday, 5 October as receiving an Academic Excellence Award.

**Community Help Needed** – The Newman family is trying to scale back on some community responsibilities. They have managed the loaner program for 18 years. If a new home for the loaner program is not found by Jan 2018 (a year away), the program will have to be discontinued. It currently contains 40 tables, 60 chairs, 1 fan, and 4 canopies. In addition to storing them, checking them in and out, they should be cleaned at least once a year. There is also an occasional table repair or a leg stopper needing replacement. Please contact any officer to discuss.

## Classifieds

**General Labor Services** - Car stereo installation, trailer wiring, vehicle accessory installation, moving services, haul-off services, auto detailing, minor mechanical work, garage clean out, mowing, fencing, pet & livestock sitting. Responsible high school senior with many references available. Call Zane at (817)240-8919 for a free estimate. (2)

**Diesel Technician Available** - I am certified in all aspects of diesel engine repair from vehicles to large commercial farm equipment and everything in between (references available). Also available for brush hog mowing & dirt work. Call Zac at (817)487-6931. (2)

More ads are at the NRE web site:  
[nolanriverestates.com](http://nolanriverestates.com).



## Crime Watch



**Car Accidents** – A couple of vehicular accidents have occurred either inside or close by NRE. Both appear to have been the result of driving faster than should have been. Above are broken headlights and other vehicle parts found at the corner of SL and GC during the last monthly cleanup.

Anyone having information about a crime or suspicious activity is encouraged to call the Sheriff's office at 817-556-6060 or Crime Stoppers.

**Call 911 !** Don't hesitate to call 911. If you wonder if maybe you should call 911, YOU SHOULD! After that, call an officer or one of the C.O.P volunteers. If they are home, they can respond quickly. There are currently two C.O.P volunteers: Kurt Newman 817-517-7374 and Jon Puryear 817-944-6178.

**C.O.P. Volunteers** - The community C.O.P. (citizens on patrol) program still needs additional volunteers. If you can participate, even infrequently, please contact an officer.

The main reason for having the C.O.P. program is visibility. Maybe if a potential criminal sees a vehicle with COP on it, they will know that the NRE community has an active security program and they will leave us be.

# C. O. P.

## Citizens on Patrol

## Routine Stuff

### Newsletter or Web Site Ideas -

Contact Michele at [mmnewman6@juno.com](mailto:mmnewman6@juno.com) or call her at 817-517-7374.

**FOLKS, WE COULD REALLY USE YOUR HELP WITH INPUT!**



Also, please let Michele know if you see a mistake or if published information is unclear.

**New Phone Number?** - Please let Michele know at 817-517-7374 or [mmnewman6@juno.com](mailto:mmnewman6@juno.com).

**Assn. Meeting Minutes** - The minutes of Association meetings are available on line at [nolanriverestates.com](http://nolanriverestates.com). A hard copy of the minutes is mailed only to owners who request a hard copy.

**Save Postage** - Please provide your e-mail address to Michele at [mmnewman6@juno.com](mailto:mmnewman6@juno.com). You will then receive NRE info via e-mail. Your e-mail address will NOT be shared or used for junk mail.

**Community Cleanup** - The next community cleanup is Saturday 14 January starting at **0830**. Participants meet at the corner of GC and NR.

**Free Mulch** – This is clean mulch, no trash or treated wood, etc. **It is free.** It can be picked up at 4844 Saint Leger. Call Kurt at 817-517-7374. Need transportation for the mulch, call Louis Guereca at 817-300-7357.



**Jokes you can tell your Minister, Priest or Rabbi.**

These were forwarded under the title "idiot sightings."

When my husband and I arrived at an automobile dealership to pick up our car, we were told the keys had been locked in it. We went to the service department and found a mechanic working feverishly to unlock the driver side door. As I watched from the passenger side, I instinctively tried the door handle and discovered that it was unlocked. 'Hey,' I announced to the technician, 'it's open!' His reply: 'I know. I already got that side.'

My daughter and I used the drive thru at a local fast food and I gave the clerk a \$5 bill. Our total was \$4.25, so I also handed her a quarter. She said, 'you gave me too much money.' I said, 'Yes I know, but this way you can just give me a dollar bill back. She sighed and went to get the manager, who asked me to repeat my request. I did so, and he handed me back the quarter, and said, 'We're sorry but we can't do that kind of thing.' The clerk then proceeded to give me back 75 cents in change.



I live in a semi-rural area. We recently had a new neighbor call the local township administrative office to request the removal of the DEER CROSSING sign on our road. The reason: 'Too many deer are being hit by cars out here! I don't think this is a good place for them to be crossing anymore.'

I handed the teller @ my bank a withdrawal slip for \$400.00 I said "May I have large bills, please." She looked at me and said "I'm sorry sir, all the bills are the same size." When I got up off the floor I explained it to her....



If you missed the 2016 NRE garage sale, here are just a few pictures to give you a flavor of the sale.