



President's Corner

Friends and Neighbors,
We've come through some unusually challenging times as a Nation, State and Community through 2019, 2020 and the first half of this year 2021. A winter storm wanted to crush us just as we began feeling relief from COVID, but we came together as a community to help and serve one another. The NRE community is thriving with new move-ins, home and property beautification and growing families.

The HOA Board has been actively working behind the scenes to help grow and strengthen our community and maintain the integrity of our neighborhood standards.

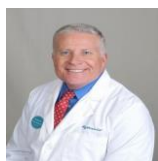
It's time now to hear from all of you, the members of this community, who care about maintaining and improving the quality of our community and what we imagine it should be. We need to hear your questions, concerns and suggestions. We need you to get engaged by bringing your voices to the Annual Community Meeting this month and to be an active participant in directing the affairs and activities that impact all of us.

NRE has had an outstanding reputation as a choice place to live and raise a family in Johnson County. Let's get together and discover how we can make it even better.

I'm looking forward to meeting you at the upcoming meeting.

Best regards to all,

Kerry Ainsworth,
HOA President



Community Meetings

The next HOA meeting is set for Thursday July 22 at 7pm in our usual meeting place, the Rio Vista Volunteer Fire Hall next to the gazebo in downtown Rio Vista. Light refreshments are always served. There are no out of the ordinary issues to be presented at this meeting. View all meeting minutes at nolanriverestates.com.

2021 Officers

President – Kerry Ainsworth

Vice President – Jim Ely

Treasurer – Mary Stotler

Recording Secretary – Geneva Ely

Corresponding Secretary – Vacant

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:

Mary Stotler-Treasurer
4320 St. Leger Drive
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*

Did You Know?

Green signs with white numerals usually posted on or near our mailbox poles are used to quickly locate our homes by emergency first responders. If you do not have a green locator sign, please contact any HOA officer listed in this newsletter.

Loaner Program

The Community's loaner items have a new home at Mary Stotler's on St. Leger. Items will be available at no charge to dues paying residents and will be available for your pick-up by prearrangement only. Folding chairs, tables, canopies, and traffic cones are available for sign out. An online reservation calendar for these items will be coming soon, until then contact Mary at 4320 St. Leger at nrecommunity@gmail.com or 817-846-4351.

Community Cleanup

While most residents remain diligent about keeping their properties mowed and decluttered, we still have a small number of lots with junk and clutter in plain view of street traffic and yards that often are not mowed. Your Board will be visiting these repeat offenders in August and September to encourage compliance with the community deed restrictions before further actions become necessary.

Dangerous Drivers

The Board continues to receive calls and complaints regarding high speed and reckless driving on 1219, South Nolan River Road and St. Leger. Leading the offenders list is a young man driving a Silver 4 Door Chevy Pickup-blackout wheels-loud pipes and a custom painted blue Nissan Drift car. Please call with further incidences of this type behavior as JCSO is already aware of and monitoring our reports.

Real Estate Corner

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

In addition to the many property transactions listed in the January Newsletter, listed below are more recent transactions:

- Lot 15H St. Leger-sold to Terrance and Lecia Collier
- 4736 St. Leger sold
- 4457 CR 1219 sale pending
- 4420 Ascot Dr. sold

Special Event



Goatneck Bike Race - Saturday, July 31, 2021 is the day of the race. Please be watchful of riders. Three of the four race routes involved will transit NRE's South Nolan River Road for most of the day. If owners who live on S. Nolan River Rd. can do a special mowing and cleanup of ditches right before the race (between July 26-30) and secure dogs on race day, it would be greatly appreciated by all.

Suspicious Activity

We are happy to report that suspicious and criminal activities have remained at record low levels. While much of this trend is related to lack of movement overall, a great deal of credit must go to residents of NRE for their diligence in reporting unusual activity and confronting situations when safe to do so. We as a Board salute all who step up when things just don't smell right. Please keep up the great work!

Community Needs

In order to better serve the needs of the NRE Community, there are several positions available for volunteers. Backgrounds related to most of the positions are not as important as is the willingness to serve. All committee chairs report to the Vice President who is willing to train and assist any/all who will step out and step up to help. Please review the list below and contact Jim Ely, VP or any Board member for more information:

- **Board Corresponding Secretary**- must be computer savvy and have good internet access. (Elected position but temporary assignment until next election)
- **Clean-up Chairperson**-appoints and reminds residents monthly to clean up their adopted streets.
- **Architectural Chairperson**-works with VP and new residents to review property drawings, requests for new builds, remodels, out-buildings, and variances.
- **Welcome Chair**-welcomes all new NRE residents with welcome packet and secures info for mailing, phone, and email lists.
- **Security Chair**-works with VP to supervise/coordinate NRE security issues. Coordinates COP program for community.
- **Information Tech Chair**-new chair that will address better coordinated use of website and social media for NRE promotion and better communications.
- **Animal Chair**-point person for all animal related issues including dumping, cruelty, and revised VET farm call.

Note: The above list is a sample of what we do, or desire to do. Contact the VP for greater detail and other unlisted positions. Complete lists of positions/duties will be available at July's HOA meeting.

Important Phone #'s

Fire, Medical, Police Emergencies.....911
Johnson County Sheriff's Office
Non-Emergency.....817-556-6060
Crime-stoppers.....1-800-794-8477
Wild Animal Sightings
Texas Parks & Wildlife.....817-202-5080
High Water, Bridge Issues, Burn Bans, Road Damage or Debris
County Precinct #1.....817-202-4101
Digging Underground
Call Dig Tess.....1-800-344-8377
Electrical Outages
TXU.....1-888-313-4747
UCS (Co-op)..... 817-556-4000
Water Supply Issues
Southwest Water, aka
Monarch Utilities.....1-866-654-7992
Community COP's
Jim Ely.....817-675-3266
Not Sure? Contact any Board Member at: www.nolanriverestates.com or email: nrecommunity@gmail.com

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



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