

Happy 4th of July!

Armbrust Acres

Your Neighborhood, My Neighborhood, Our Neighborhood...

VOLUME 7, ISSUE 3

JULY 2017

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Open

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Lost and Found: Rose Bockleman
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Garage Sale: Rose Rutherford
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Security Alerts: Dave Beck
dave@beckinssolutions.com

AA Independence Day Celebrations

It is that time again for our annual Armbrust Acres Independence Day celebration! You are invited to join us for a day full of fun. The celebration begins with our traditional parade.

On July 8th at 11 AM, we will start our parade at 165th and Bancroft St (West Center Rd entrance). Anyone who would like to show off their classic or antique car, motorcycle, etc, please arrive at the entrance of 165th St and Bancroft St between 10:30 and 10:45 AM to get lined up for the parade. Everyone is encouraged to decorate their wagons, strollers, and bikes and celebrate along the parade route (Bancroft from 165th – 167th and 167th down to the park).

Bring your family and invite your friends to join the parade and show your passion for our country. The parade will make its way to the park

where Kona Ice will be serving refreshments from 11:00 AM – 12:30 PM. Dippin' Dots will take over at 1:00 PM and continue throughout the day serving their ice cream.



At 6:00 PM, the park festivities continue with pony rides, face painting, hula hoop contests, dancing and karaoke throughout the night. We will have two food trucks, Ox N Bull BBQ and Johnny's New York Pizza, at the park serving dinner.

The finale of the event is our annual fireworks show which

begins between 9 and 9:30 PM. Bring your chairs and blankets to see this beautiful display up close. This is one of the biggest events of the year for Armbrust Acres and we would love for you to join us!

10:30-10:45 AM Arrive for the parade to begin at 11 AM
11 AM Kona Ice serving ice cold refreshments

1 PM – 8 PM Dippin' Dots serving ice cream

6 PM Food trucks serving food throughout the night

6 PM Pony Rides (\$2 per ride), Face Painting, Hula Hoop Contest, and more...

7 pm DJ begins

9 pm Fireworks display

****AAHA will be providing porta potties at the park**

****Please do NOT park on 167th from Frederick Circle to Vinton Circle**

****Bring Glow Sticks for your children**



Armbrust Acres Housing Market

There are currently 7 homes for sale in Armbrust. The average price is \$326,286 with an average market time of 37 days. There have been 18 homes sold in the last year.

Average sold price was \$ 306,249 with an average market time of 22 days. Currently there are 4 properties pending.

Please call one of us for a complete market analysis report.

John Rohwer 402 - 677-1111
or Char Smith 402- 677- 9279.

Save
the
date!

**2017 AA Neighborhood Garage Sales
Fall Garage Sales September 21, 22, 23**

Save
the
date!

2017 Membership Dues Update

We would like to give a special "Thanks" to all of the families who have already paid their membership dues for 2017. As of May 21th, we have collected dues from approximately 83% of the residents.

A huge "THANK YOU" goes out to those who have also volunteered to help keep Armbrust Acres clean and attractive by offering their help with landscaping or be a helper during our Independence Day celebration. Many homeowners also included additional donations towards our landscaping projects and the July 4th fireworks show.

It is very important that all residents pay their dues as the money helps pay for the extra expenses our neighborhood incurs throughout the

year. The 2017 Membership Dues form can be found on our website www.armbrustacres.net.



Simply complete the form and send it to Annie Beck. Her information is included on the form. You may also drop off the form with your payment in the designated box on the porch of 16636 Frederick Circle. You can also download a copy from our website at www.armbrustacres.net.

Please call Annie Beck at (402) 658-9140 if you are unable to get a copy of the form.

Thank you, AA Residents!

Join the Parade With Your Antique or Classic Car!

To make this years parade another success, we would like to ask you not just to participate, but also bring your antique or classic car, your Harley

Davidson, bicycles, wagons, etc.

We expect quite a number of participants and would therefore like to ask that you let us know as soon as possible if you

will join with your antique or classic car.

Please let all your friends and Family know and ask them to join us in our parade!



June 16, 2017 - Storm Damage - Pasadena Circle



Sending a SPECIAL "Thank YOU" to our good neighbor, Steve Torpy, his wife and their Torpy's Tree Service crew for the wonderful job they did in removing 2 massive, damaged trees from our back yard after the storm on Friday evening, June 16, 2017. When they were finished with this BIG job, our yard and driveway was exceptionally clean! And they even took care of downed limbs from the damaged tree in the middle of our cul-de-sac. We can not thank them enough for their professional services.

Ruth and Jackie Strong



Thank you

Armbrust Acres News

July 11, 2017 - Board Meeting!

The board meeting will be held at the Goodrich residence.

Anyone who is interested in financials, social activities, planning, getting a status update on landscaping actions or just to see what is going on is invited to join us at the Goodrich residence at 3442 South 161st Circle.

Lost & Found:

Please contact Rose Bockleman if you have any information about lost or found items at 402-697-9250 or email rbockleman@hotmail.com.

Baseball Field & Park Shelter

Requests are honored in the order in which they are received and/or by the number of coaches and children that live in the neighborhood.

For more information, please contact Cory Libis.

Baby Sitting

Babysitting service available, evenings and weekends – Madeline (Maddie) Fontana is a current 7th grader who completed American Red Cross Babysitter's Training in 2015. Please give her a call for your toddler (3 and up) babysitting needs! 402-894-2173



Newsletter Contributions

All Armbrust Acres residents are welcome to contribute to our newsletter.

It is up to you what you would like to

write about as we are looking for topics of interest to all our residents.

You could write about the following for example:

- family vacations
- remodel projects
- funny stories about yourself and/or your children.
- anniversary, birthday, graduation, new family addition announcements
- shout outs for a special person
- Please email your contribution to armbrustnewsletter@gmail.com.

The AAHA reserves the right withhold a contribution if declared inappropriate or irrelevant.

Did you know?

Unlike humans, cats only sweat through their paws. This is why you may see them leave moist paw prints in the summer time!

Cats cannot taste anything sweet.



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**Monday thru Friday: 7:30 am - 6 pm
Saturday: 8 am - noon**

Dr. Joanne Gaines, Owner
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home and your business!

We are looking for new board members!

The Homeowners Association is the cornerstone of a planned residential community. It brings continuity and order to the community, it preserves the architectural integrity and it maintains the common elements. Properly run, the association promotes the concept of "community" and protects the neighborhood's property values. In many cases, it collectively makes available recreational and other facilities that might not otherwise be affordable or available to homeowners and residents on an individual basis.

With membership comes certain maintenance obligations, financial responsibilities, and a commitment to abide by use restrictions and other rules of the association. To a degree, it necessitates individual conformity



for the good of the whole.

We are looking for new board members. Join us and contribute with your talents!

Some of the responsibilities are:

- Enforce the documents
- Establish, publicize, and enforce rules and penalties
- Authorize legal action against owners who do not comply with the rules
- Review local laws before passing rules or sending bylaws to membership for approval

- Appoint committees and delegate authority to them
- Inform board members of all business items that require their vote
- Inform members of important board decisions and transactions
- Attend and participate at meetings

If you are interested, feel free to join us at our next board meeting on July 11, 2011. See page three for the location.



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shout OUT!

I want to commend whoever planted these hostas and day lilies on the pathway going from the community park into the entrance to Lake Zorinsky. It was a pleasant surprise on my morning walk.

Phil Phipps



Thank you

Sun Protection Tips

Limit time in the midday sun

The sun's UV rays are the strongest between 10 a.m. and 4 p.m. To the extent possible, limit exposure to the sun during these hours.

Watch for the UV index

This important resource helps you plan your outdoor activities in ways that prevent overexposure to the sun's rays. While you should always take precautions against overexposure, take special care to adopt sun safety practices when the UV Index predicts exposure levels of moderate or above.

Use shade wisely

Seek shade when UV rays are the most intense, but keep in mind that shade structures such as trees, umbrellas or canopies do not offer complete sun protection. Remember the shadow rule: "Watch your

shadow – Short shadow, seek shade!"

Wear protective clothing

A hat with a wide brim offers good sun protection for your eyes, ears, face, and the back or your neck. Sunglasses that provide 99 to 100 percent UV-A and UV-B protection will greatly reduce eye damage from sun exposure. Tightly woven, loose fitting clothes will provide additional protection from the sun.

Use sunscreen

Apply a broad-spectrum sunscreen of SPF 15+ liberally and re-apply every two hours, or after working, swimming, playing or exercising outdoors.

Avoid sunlamps and tanning parlours

Sunbeds damage the skin and unprotected eyes and are best avoided entirely.

Source: www.who.int

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Res: 402-333-8270 Res: 402-334-0420
charlotte.smith@cbshome.com john.rohwer@cbshome.com

Armbrust Acres

Your Neighborhood, My Neighborhood, Our Neighborhood...

This newsletter is produced by the Armbrust Acres Homeowners Association since May 2011.

Printer: abc printing 402.895.0222

Distributed to **553 homes** in Armbrust Acres every month.

Armbrust Acres Homeowners Association

www.armbrustacres.net

Advertising: armbrustadvertising@gmail.com
Nancy Sayles



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Why us?

We are two brothers- Ian and Zach DeRuiter- from Armbrust Acres, eager for hard work and your satisfaction. As two student athletes attending the Millard Public School system, we are equipped with friendly smiles and worthy attitudes for you to take pride in your lawn.

Prices

Weekly or Regular Lawn Mowing

Starting **\$25** a lawn - **\$30** large lawn
\$5 more for bagged grass

One-time Lawn Mowing

Starting **\$30** a lawn - **\$35** large lawn
\$5 more for bagged grass

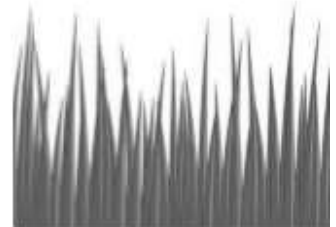
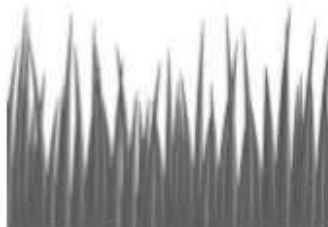


Contact Information

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OR

ianjderuiter@gmail.com



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