

Armbrust Acres

VOLUME 9, ISSUE 2

OCTOBER 2019 - Q4

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AA Annual Project Elf 2019 Kickoff

Armbrust Acres residents and the Nebraska Childrens Home Society have partnered for 30 years to make children's holidays merry and bright. Through Project Elf, the Nebraska Childrens Home Society is able to reach out to the children and families they serve to make sure they have gifts and basic necessities during the holiday season and throughout the year.

You will find a list of children, along with their ages and wish lists on the green *insert in this newsletter*. While there are several choices for gifts for each child, we do not expect you to purchase all of them. This is just a way to give you more options when shopping. If you wish to sponsor a child, please call Jennifer Fontana at

402-290-8965, or e-mail her at 96fontana@gmail.com.

Please note – since the newsletter is now published quarterly, the October publication is the final publication of this year. If you misplace or need an additional copy of the list, it can be found on our Armbrust Acres neighborhood website (www.armbrustacres.net). We will also be advertising Project Elf on social media, so please watch our Armbrust Acres Home Owners Association Facebook page and NextDoor for reminders throughout the season.

A gift drop-off gathering is scheduled on **Sunday, December 8, from 1-3 pm** at the Fontana residence at 16630 Frederick Circle.

Please bring your unwrapped gifts, share some holiday food and spirits, and enjoy the company of your Armbrust neighbors. Nebraska Childrens Home Society representatives will be on hand to answer questions and provide tax receipts. If you cannot attend the gathering, please feel free to contact Jennifer to arrange for an earlier date to drop off your unwrapped gifts.

Your participation in Project Elf will touch the lives of some of the most vulnerable children in our community. Thank you in advance for partnering with the Nebraska Childrens Home Society this holiday season!

AA Directories - We Need Your Input!

The last neighborhood services you wish to offer directory was published in (from resident to resident). 2017.

We need your help! Since we suspended the 2019 membership dues, we did not collect updated information from you. The information we have on file may be outdated, therefore we ask you to tell us about any name changes, children, phone numbers and

Things we have included in the past are for example (unless requested otherwise):

- Address & phone #
- Name
- First name and year of birth of children

Special Services

- Babysitting services
- Pet Care
- Notaries
- Lawn Work
- Snow Removal
- Lessons
- Other services

Please see **Page 6** for more information.

Thank you!

Armbrust Acres Housing Market

There is currently 1 home for sale in Armbrust Acres. The average price is \$340,000 with an average market time of 55 days. There have been

22 homes sold in the last year. Average price was \$338,026 with an average time of 29 days.

—Resident Realtors, John

Rohwer and Charlotte Smith. Phone 402-677-1111 or 402-677-9279 for a complimentary market analysis.

National Night Out

Thank you to Dave Chastain and all our neighbors involved in the Armbrust Acres Citizen Patrol for coordinating the National Night Out event in August. We had a great neighborhood turnout at the park including support from the Omaha Police Department and the Omaha Fire Department. This is the second year we have participated in the community-building campaign that promotes police-community partnerships and neighborhood camaraderie to keep our neighborhoods safer. If you'd like to

learn more about the Armbrust Acres Citizen Patrol please visit their link on our website: <https://www.armbrustacres.net>



Armbrust Acres Make-A-Wish

Thank you to Ralph Lunders for all the work he does landscaping and maintaining the Armbrust Park entrance to Zorinsky. Ralph has also built a beautiful fairy garden for our children to enjoy. Over the summer,

we collected coins that families place in the "Make-A-Wish well". With the assistance of an anonymous donor who pledged 10x the amount of money raised, we donated \$47.10 on behalf of the Armbrust Acres

neighborhood kids to the Nebraska Make-A-Wish foundation. We received a thank you letter back from the Nebraska Make-A-Wish foundation that you can view on our website.

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Armbrust Acres News

October 8, 2019 - Board Meeting!

The monthly meeting will be held at the Sayles residence at 7 PM.

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 16631 Wright Circle.

Lost & Found:

Please contact us if you have any information about lost or found items at email armbrust.voice@gmail.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 at (402) 651-9133 or CoryLibis@americanwealthpartners.net.



Babysitting

Babysitting service available, evenings and weekends – **Madeline (Maddie) Fontana** is a current 10th grader who completed American Red Cross Babysitter's Training in 2015. Please give her a call for your toddler (3 and up) babysitting needs! 402-979-1704.

Vivien Gaines, 16 year old Junior at Millard West, 4 years of babysitting experience, 3 years of assisting dance classes. Contact at 402 403 8505 or Vivijaneg@gmail.com

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.

Please email your contribution to armbrustnewsletter@gmail.com.

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

Did you know?

The largest pumpkin pie ever made was over five feet in diameter and weighed over 350 pounds. It used 80 pounds of cooked pumpkin, 36 pounds of sugar, 12 dozen eggs and took six hours to bake.



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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.

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

AAHA – Multimedia Position (advertise upcoming events)

AAHA is looking for a neighbor to fill a Multimedia position within our Homeowner's Association. Responsibilities include managing our Facebook and Nextdoor accounts. These outlets are used to broadcast upcoming events. If you have any interest in joining the neighborhood association, please reach out to any of our current members or contact us via the website:

<https://www.armbrustacres.net>

or join us at our next board meeting on **October 8th, 2019**. See page three for the location.

Recap - AA July 4th Celebrations

Once again, the residents of Armbrust Acres helped create and support our amazing and fun-filled Independence Day Celebration. From a Firetruck, classic and antique cars, decorated wagons, family friendly activities, amazing food, and, of course, a spectacular finish with the fireworks, we had fun all evening.

The weather could not have been more perfect.

The festivities were kicked off with our annual parade. The parade was led by Fire Engine # 48 and followed by many cars, Harleys, bicycles, strollers, wagons, and scooters which were all decorated for the holiday.

After everybody arrived at the park, kids enjoyed playing at the playground as well as refreshing treats from Dippin Dots.

Armbrust Acres residents and friends came together at the park to chat, have fun and relax.



The kids activities were a great hit amongst the children.

We had hamster balls, face painting, a photo booth, and much more.

As the evening went on, the park quickly filled with family and friends of the neighborhood, who were ready for a great evening. They began to "reserve" their spots for the big show with chairs and blankets. Some residents brought coolers with drinks and some snacks. Many folks took advantage of the food trucks.

The early evening brought a great variety of music from our DJ; who got the crowd going!

The finish of the evening was our fireworks spectacular; which was nothing short of amazing.

Thank you to everyone that helped make the event successful and to everyone that came to be a part of it.

This newsletter is produced by the Armbrust Acres Homeowners Association.

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Armbrust Acres

Your Neighborhood, My Neighborhood, Our Neighborhood...

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Armbrust Acres Directories

We Need Your Input!

Thank you!



Please complete the form below and **mail** it to AAHA - Membership - Shawn Ross at 16306 Valley Street, Omaha, NE 68130 or via **email** to shawnrossaaha@gmail.com. You may also submit your updated data **online**. Please go to our website www.armbrustacres.net and follow the directions for the directory form.

BY MAIL, EMAIL OR ONLINE

As members of AAHA you may list any special services you would like to offer in the "Services Available" section of the directory. Example: babysitting, yard work, snow removal, pet care etc... **To list your services, fill in the *SERVICES* box next to each member's name.**

EACH MEMBER OF YOUR HOUSEHOLD needs to list his/her services next to their name in the area BELOW if they wish to be listed in the next AAHA Directory.

		SERVICES
Last Name 1	First Name 1	
Last Name 2	First Name 2	
Child 1	Birth Year	
Child 2	Birth Year	
Child 3	Birth Year	
Child 4	Birth Year	
Address		Permission to publish children's names and birth year Circle one Yes No
Home Phone:		Email (not published in the directory):
Emergency/ Cell Phone 1		Emergency/ Cell Phone 1

KEEP ARMBRUST ACRES A PREMIER OMAHA NEIGHBORHOOD! Help with various AAHA activities. Many Volunteers are needed in keeping our neighborhood the best place to live in Omaha. Seriously consider the opportunities in our neighborhood. **Thank you for your support!**

<input type="checkbox"/> Board Member	<input type="checkbox"/> July 4th Helper	<input type="checkbox"/> Other _____
<input type="checkbox"/> Social Committee Member	<input type="checkbox"/> Grounds Helper	

Are you new to Armbrust Acres? Welcome to the neighborhood!

Please indicate the previous owner of your home so we can update our database. Thank you!

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