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Upcoming Dates >>>

- August 1** – Nolensville Board of Mayor and Aldermen Meeting
- August 2** – Bent Creek Dive-in Movie
- August 9** – ½ Day for WCS Students (1st – 12th Grades)
- August 13** – Nolensville Planning Commission Meeting

July
2019

A Monthly Insight into Bent Creek

Newsletter



Timmons Caliber Account

For those of you have not explored it or were not aware of it, Bent Creek residents now have a powerful tool to manage their account called Caliber. Login and give it a try. The portal has many resources for you including pavilion rental, account management, ARC submittal, payment of dues/fees and useful documents.

You can access this from the community website under the Timmons menu section.

Call or email Jeff Uselton if you are experiencing issues with Caliber.



President's Message

Please read for updated information!

Hello Neighbors,

And just like that, half the year is gone! There have been pool parties, cookouts, fireworks (some might say some were too close to homes), movies and a bike parade, and there is still more to come.



These things don't happen by themselves! Volunteers are needed in many areas of our neighborhood. Please consider volunteering to help with the events, trees and trails, communication, architectural review or pool committee. The time commitment isn't very much, but you can have an impact on what happens in our community.

- *Eric Pasalakis*

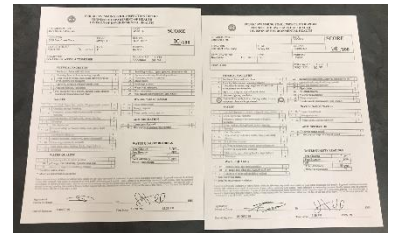
Pool



Did you know the pool has a lost and found rack? Many times, a day the life guard staff find left over pool toys, towels, mugs, etc., sitting around the pool area. Please check the rack.

Pool Life Guard Schedule – The Pool Life Guard schedule will be changing August 11. School starts and the life guards will not be present during the weekdays, however, normal full coverage on Fridays and the weekends until pool closing on September 29.

If your pool fob needs to be activated or you are in need of one, please contact Timmons or visit the website for assistance and instructions. Also, please note, if any HOA fees are delinquent, fobs will be deactivated until the account is in good standing. Please do not share pool fobs. As a reminder, you as homeowners must stay with all guests, and that children under 12 are not allowed at the pool without proper supervision.



We are happy to share that the Williamson County Health department has done their annual check and we scored great. Many thanks to GNP for keeping the pool clean and safe for Bent Creek.

Volunteer



Committee Volunteers Needed!

Did you know that Bent Creek Homeowners Association has neighborhood committees? The committees are:

- Architectural Review Committee - arc@bentcreekhoa.org
- Communications Committee - communications@bentcreekhoa.org
- Landscape Committee - landscaping@bentcreekhoa.org
- Trails Committee - trails@bentcreekhoa.org
- Pool Committee - pool@bentcreekhoa.org
- Social Committee - events@bentcreekhoa.org



With that many committees to get involved in there is sure to be a committee or two that meets your interest. We are always on the lookout for volunteers. So, get involved and make Bent Creek even more wonderful place to live in.

Contact us at hoa@bentcreekhoa.org or visit the community website www.bentcreekhoa.org

Misc Items



Dog Park

- As we had previously communicated we are in the process of installing a simple shade structure in the dog park. This will hopefully provide some much needed relief for dog owners from the hot summer Nashville sun.



New Amenity

- The Board has been hard at working finalizing an amenity presentation for the homeowners to review. You will not want to miss the opportunity to have your voice heard on the amenity options. Be on the look-out for the presentation in the next few days.

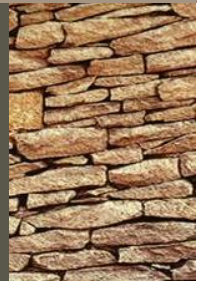
Entrances and common area landscape beds

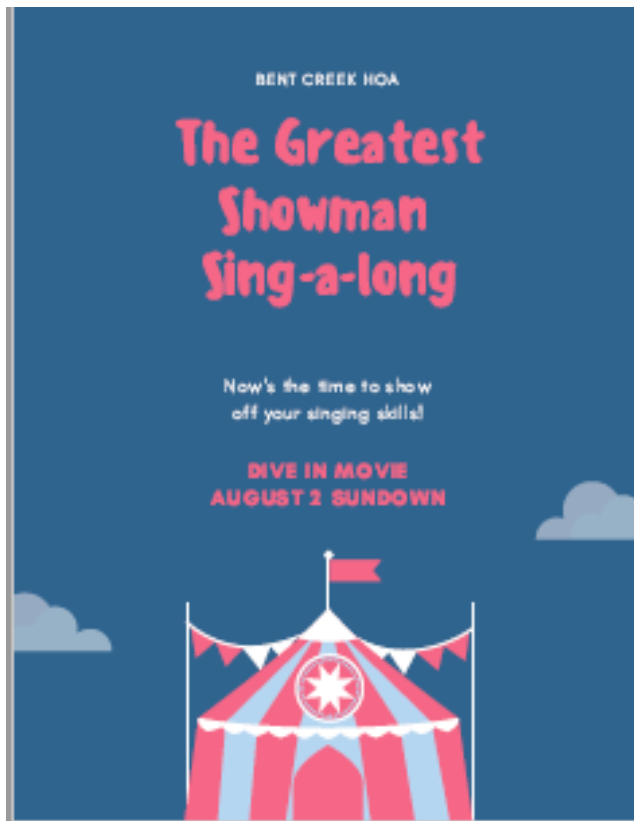
- As I think you will all agree the entrances and circles look terrific. At this same time last year the plantings were brown, and the mulch was, well not mulch, but a thin covering of pine straw. With some vigorous work LSI has really done a great job making the entrances presentable. Now there is still work to be done, including fixing some of the irrigation systems, and of course the Clover Croft entrance, which is still under the developers control. However I am pleased to see the improvement as compared to last year, and think it is largely attributable to the consolidation of the landscape work under one vendor.

Photos

- The board would love to see some interesting photos of the community and possibly share those in upcoming newsletters. If you have a flair with photography or are just in the right place at the right time with your cell phone please send us the photos.

Events





Parking



As a reminder

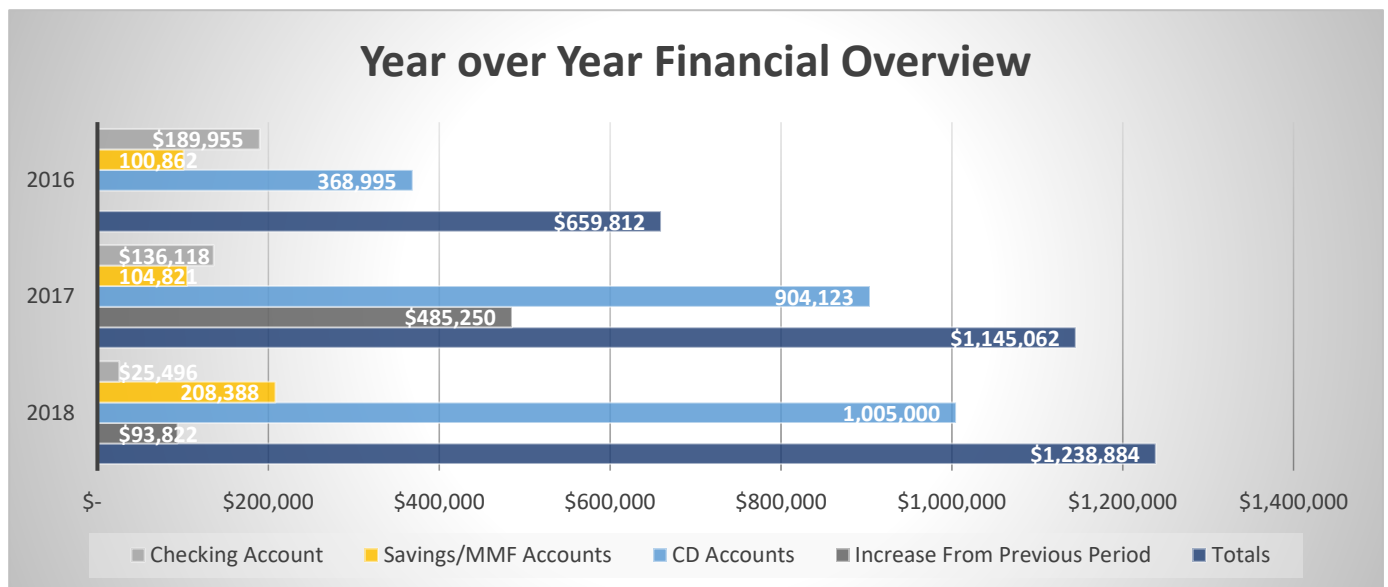
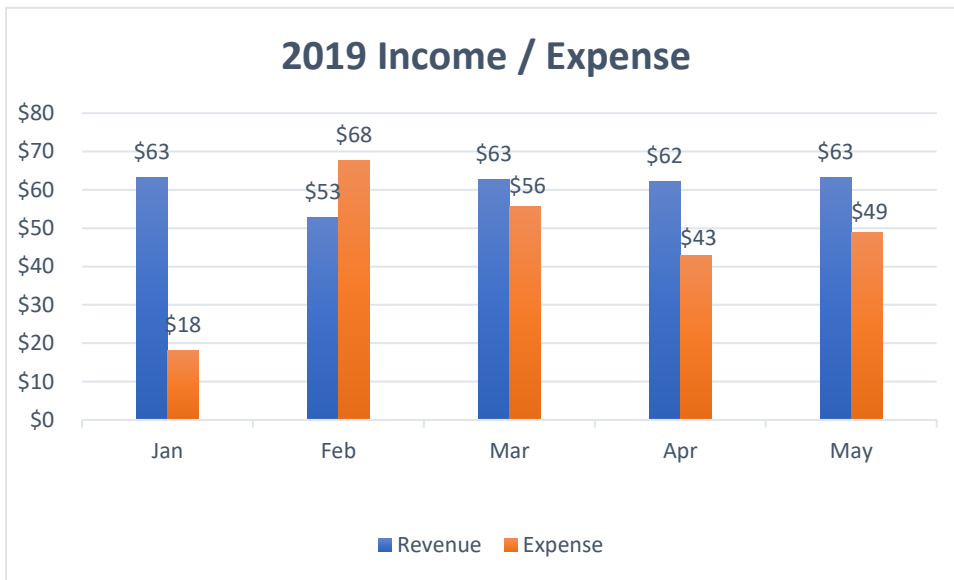
- No motorized vehicles are allowed on the paths or common areas. This includes golf carts, mopeds, electric scooters, ATVs, motorcycles, etc.
- Per our CC&Rs that you are restricted to what types of vehicles can be parked overnight at your home. Article VIII Section 3 Paragraph (c) states:
- “No trailer, truck, motorcycle, commercial vehicle, camper trailer, camping vehicle or boat shall be parked or kept on any Lot at any time unless housed in a garage or basement. No automobile which is inoperable shall be habitually or repeatedly parked or kept on any Lot (except in the garage) or on any street in the subdivision. No trailer, boat, truck, or other vehicle, except an automobile shall be parked on any street in the subdivision for a period in excess of one (1) twenty-four (24) hour period in any calendar year.”



Treasurer's Update



Through the 2nd QTR 2019 the Bent Creek Community's financial position remains healthy. We have \$1.29m in cash and cash equivalent holdings, with the majority of these holdings invested in short-term interest-bearing products. We are operating within our 2019 expense budget and barring unforeseen events will end the year in a slightly better cash position than 2018. We are continually working on making sure our assets are invested safely, while at the same time achieving a positive return. Currently most of our cash is invested in short term CD's yielding on average 2.5%. This year we also continue focusing on reducing our aged receivables, which should provide additional revenues. Lastly, to ensure we are adequately financed we continue to evaluate our cash position in respect of any new amenities, as well as review our upcoming maintenance and capital improvement needs.



Contact us at hoa@bentcreekhoa.org or visit the community website www.bentcreekhoa.org

final thoughts...

As a community please be mindful of your pets. Please pick up after your dogs when walking and please be courteous of others yards when walking your pet.



Town of Nolensville Contacts >>>

Mayor	Jimmy Alexander	(615) 776-6680
Town Administrator	Ken McLawhon	(615) 776-6693
Town Engineer	Don Swartz	(615) 776-3323
Permit Specialist	Suzanne Brown	(615) 776-6686
Town Recorder Planning Assistant	Kali Mogul	(615) 776-6691
Town Planner	Sarah Sitterle	(615) 776-6688
Building Inspector Building Official Codes Enforcement	Bennie McCoy	(615) 776-6692
Police Chief	Roddy Parker	(615) 776-6685
Municipal Court Clerk	Vivianne Conn	(615) 776-6684
Williamson County Animal Control		(615) 790-5590

coming soon >>>

In the Next Issue

Submit Topics

Continued Information

Next Homeowners Meeting >>>

Date: October 28, 2019

Time: 7:30 PM

Location: Nolensville Town Center



Your Committee Leads >>>

ARC: Larry Schwartz

Communications: Beth Valentine

Events: Karen Edwards

Grounds: EJ Kerr

Pool: Eric Pasalakis/Rob Valentine

Trails: Jay Carnes

Important Phone Numbers >>>

Emergency 911

Police Non-Emergency (615) 776-3640

Fire Non-Emergency (615) 776-5050

Nolensville Water (615) 776-2511

Metro Water Services (615) 862-4600

Middle TN Electric (877) 777-9020

Atomos Gas (888) 286-6700

Your Board >>>

Developer: Bill Kottas

President: Eric Pasalakis

Vice President: Larry Schwartz

Treasurer: Mike Arone

Secretary: Rob Valentine

Representative: Karen Edwards

Contact us at hoa@bentcreekhoa.org or visit the community website www.bentcreekhoa.org