

NOTT'S NEWS

December 2010

Nottsnewsletter@Comcast.net

Vol. 9, Issue 4



READ

IMPORTANT BOARD NEWS

Credit Card payments - Homeowners now may make payments by credit card. The Homeowner that is making the payment will pay all the charges.

www.nottslandinghoa.com

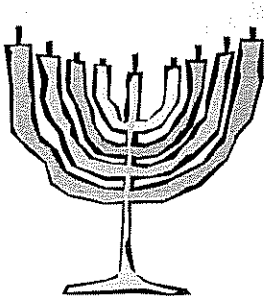
Nott's Landing is still in need of committee Volunteers, if you are interested please contact Western States. It only takes a little of your time.

At the annual\budget meeting the same Board Members that had terms that expired were reelected. We will continue to have the same officers for 2011. The 2011 budget was also approved.



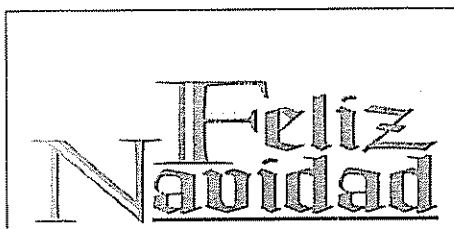
Annual Holiday Lights Contest

It has been our yearly tradition to have an annual Holiday Lights contest, so if you have not done so get out and decorate. The judges will be coming to someone's home on Sunday, December 19th to give someone \$75 in cash! Make sure to have your lights on if you wish to be judged, if you are not home a note will be left for you. If anyone would like to put in a vote to a home please e-mail nottsnewsletter@comcast.net... Good Luck



Happy Hanukkah

Begins December 2nd and ends on December 9th.



May Peace be your gift at Christmas and your blessing all year through!

-Author Unknown

Thornton Winter Fest

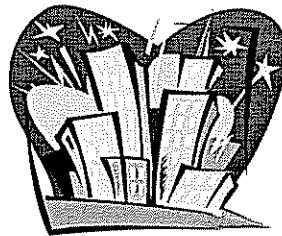
December 10 - 12, 2010

108th & Colorado Blvd.

Thornton, CO

From the turning on of the holiday lights and the "miniature Santa's Village" to the ice skating rink; from the Community Tree Decorating contest to the Holiday Marketplace and a grand finale fireworks show, there will be lots for everyone to see and do

New Year's Eve Fireworks in Denver



Downtown Denver

December 31 (9 p.m. and midnight)

The sky will once again sparkle over the 16th Street Mall at the close of 2010 with the New Year's Eve Fireworks Downtown. The two spectacular fireworks shows will occur at 9 p.m. and midnight. For the best viewpoints, stand along the 16th Street Mall.

Costumed entertainers will interact with crowds between shows, including magicians, mascots, balloon artists, stilt walkers, comedians and more.

Please note, between 8 p.m. and 1 a.m., RTD Light Rail trains will not cross the 16th Street Mall and mall ride shuttles will stop temporarily during the two fireworks shows.

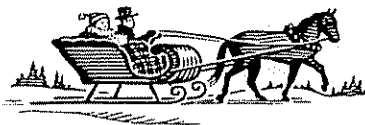
Be safe! If you are celebrating with alcohol this holiday season, plan ahead before you party. Park your car in an overnight lot, take a cab or public transportation or designate a sober driver before anyone takes a sip.

Christmas Wreath Cookies

They do not require baking, and can be done from start to finish in fifteen to twenty minutes.

You will need:

- A large pot
- four cups of mini marshmallows, or 40 regular ones
- 1/4 cup (1/2 stick) margarine
- 1/4 tsp vanilla
- 1/2 tsp green food coloring
- 5 cups corn flakes
- Red m&m's or red hots, for decorative purposes
- Shape in wreaths



Our annual Sleigh ride date has been set for Friday, December 17th. Details in flyer.



Find us on
Facebook

Nott's Landingites

This is a great place to keep in touch over facebook. People can post garage sales, happenings, or just get to know your neighbors. If you are a facebook user go to your search and type in:

Nott's Landingites

You must be living in Nott's Landing to join. Look forward to seeing more members to this great page!

Random Acts of Kindness Week February 14-20



Take time this week to give to someone in need. The City of Thornton will be collecting hygiene items and food items throughout the month of February. Recipients of these items will be local shelters and food banks.

Drop off sites:

Carpenter Recreation Center
Thornton Community Center
Thornton Senior Center



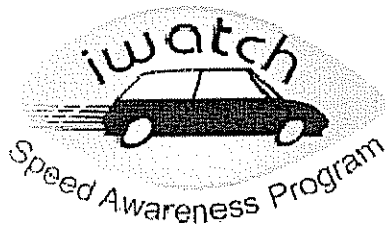
First Day of winter is
December 21st....Brrrr

*Merry
Christmas*

Important upcoming dates:

December 7th-----Pearl Harbor Day
January 17th-----Martin Luther King Day
February 2nd-----Ground Hog Day
February 14th-----Valentines Day
February 21st-----Presidents Day

Neighborhood Ads and Postings!!!!



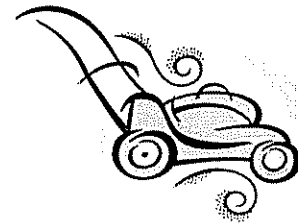
Have you signed up yet??? If Not **Please do so now!!** If we get the 50% goal we will be able to have special signs installed by the City as well as other traffic calming devices where appropriate. At this time 3 other neighborhoods have reached their goals, lets be the next one! We are almost there; we need only about 50 more homes to sign up!! The City of Thornton also has a website available to sign up online.

Please go to:

www.cityofthornton.net/iwatch



If ever in need of a Pet sitter, plant watering or mail fetcher while out of town, please contact Brett or Brock at 303-920-3818



Timmons Lawn Mowing

Most lawns only \$17.00 for mulching, \$20.00 if bagged!

(edging/trimming included)

\$7.00 for fertilizing (you supply fertilizer)

I am 16 years old and my brother is 13 years old, this will be my 5th year and his 4th year for being in business. We use our own equipment and have great referenes from very happy clients!!

Please call Braden Timmons at 303-638-5986

Thank You.

To Place an ad with the Nott's News is easy!!!

To place your business ad and you live in the area it is only \$15 for 2 issues; Outside Business's are \$35 for two issues, the Nott's New's is a quarterly newsletter so it comes out 4 times a year. **Children's ads are always free, babysitter, pet sitters etc...!** We need to ad **babysitters or pet sitters as our others have gone to collage or started other jobs!** Great place to advertise kids! Would you like to announce an anniversary, birthday or any other special event? Let us know! Contact us at: Nottsnewsletter@comcast.net

W

NOTT'S LANDING HOMEOWNERS

SB 05-100 Compliance

Disclosure Provision, CCIOA § 209.4. *Annually, associations (other than time shares) must give written notice of the following items by first class mail, personal delivery, a binder at the principal place of business, or on the association's web page (with mail or e-mail notice of the web address)*

S

Names of the Association and common interest community:

Nott's Landing Homeowners Association, Inc.

Name and address of management company, if any:

Western States Property Services, Inc.

P

Physical address and phone number for association and manager: (effective 12-10-07)

9145 East Kenyon Avenue, Suite 100

Denver, Colorado 80237

303-745-2220

Fax 303-745-3335

Manager: Ina Meyer, CMCA

S

Website: **www.nottslandinghoa.com**

Date of recording of the declaration and recording information:

**Amended and Restated Declaration of
Covenants, Conditions and Restrictions**

20050719000762100 Adams Co. 1734

07/19/05

Carol Snyder, Clerk

Within 90 days after the end of each fiscal year, association must make the following information available to homeowner's upon reasonable notice:

- Date the Fiscal Year begins (January 1st of each year)
- Operating Budget for current year
- List of Current regular and special assessments, by unit type included with this letter)
- Annual financial statements, including reserves
- Results of any financial audit or review for previous fiscal year
- List of all association insurance policies (property, general liability, director and officer liability, fidelity), including companies, policy limits and deductible, additional insureds, and expiration dates
- Association's bylaws, articles and rules and regulations
- Minutes of board and member meetings for prior fiscal year
- Association's "Responsible Governance Policies"

THIS INFORMATION IS AVAILABLE IN THE OFFICES OF WESTERN STATES PROPERTY SERVICES, INC. For review during regular business hours by appointment. OR maybe viewed on the website **www.nottslandinghoa.com**

Western States Property Services, Inc.

9145 E. Kenyon Avenue, Suite 100 • Denver, Colorado 80237 • 303-745-2220 • Fax: 303-745-3335