

ALLENBROOK



FALL 2025

newsletter

Hi Neighbors!

Welcome to our 1st newsletter! We plan to send one out on a quarterly basis. Your Board had a meeting recently to discuss various things, of which, the need for more communication between your board and all of the neighbors in Allenbrook, hence the idea of the quarterly newsletter.

We also discussed, of major importance, the fact that the current officers are entering their third and last term of voluntary service. Specifically, the President and Treasurer, Jerry Chapman and Pete Sposato, respectively, will be retiring at the end of our fiscal year in November 2026. And will not seek re-election.

Therefore, your Board has opened up the nomination process to fill these positions as soon as possible, so that any neighbor who wishes to volunteer to serve our community has time to “learn the ropes” from them. Your Board is also looking for more help to fill extra Board member positions and also Advisory Board positions. This is your time to make a difference.

Please send in your name and address by November 30th, 2025, if you would like to help our neighborhood out. You can email us at our Gmail account. Once your Board has names, we will then elaborate the voting process to all.

Thank you for your attention to this important matter.

President; Jerry Chapman; Treasurer Pete Sposato; Secretary Belinda Sexton

Board members; Joe Winters, Connie Norton, Dale Alexander, Bryan Bryant

Trick or Treat!

Halloween Safety Tips for Motorists: NSC offers these additional safety tips for parents – and anyone who plans to be on the road during trick-or-treat hours:

- Watch for children walking on roadways, medians and curbs
- Enter and exit driveways and alleys carefully
- At twilight and later in the evening, watch for children in dark clothing
- Discourage new, inexperienced drivers from driving on Halloween

Even when it's not Halloween, watch out for people and pets walking our quiet streets. The speed limit in Allenbrook is 20mph, as we do not have sidewalks.

Daylight Saving Time ends on November 2. Adjust clocks back by one hour.

Go to AllenbrookHOA.com for contact info and other valuable information

“Nice Neighborhood”

I hear that a lot from family and friends when they come to visit us. I also hear it from the people we meet while walking our dog in Allenbrook. Ours is a jewel of a community in Lenoir City. Attractive, well-maintained properties and ample space make it a great place to call home.

If you have checked real estate listings lately, you have noticed the upward trend in home prices. One of the key benefits of an HOA is its role in maintaining property values. Having rules and regulations about home appearance, lawn care, and other things, ensures the community remains visually appealing, which helps protect your home's value over time. I don't feel our HOA is overly restrictive and the dues are certainly not excessive. It's a small investment to make for maintaining the entrance grounds and keeping property values stable.

It's hard to believe 2020 was five years ago. I think that was the last time we had an annual meeting and block party. If you would like to host a block party, or help organize one, please express your interest. Contact allenbrookhoa@gmail.com and help us get it going. We really need to have one soon.

**WELCOME
NEW
NEIGHBORS**

