



Check out these local ski spots:

Beech Mountain, NC
Beech Mountain Ski Resort
beechmtn.com

Gatlinburg, TN
Ober Gatlinburg
www.obergatlinburg.com

MARSHMALLOW SNOWMEN

- 1 bag large marshmallows
 - 1 container chow mein noodles
 - 1 package orange tic-tacs
 - 1 package multi-colored tic-tacs
 - 2 ounces melted chocolate
 - Assorted small candies of your choice
- 1) "Glue" two marshmallows together by placing a small blob of melted chocolate on top of one of the marshmallows, and placing another marshmallow on top of the chocolate.
 - 2) Repeat this procedure with a third marshmallow, so that you end up with three stacked marshmallows, stuck together with chocolate. This is your snowman body.
 - 3) Give the snowman arms by sticking two chow mein noodles in the sides of the middle marshmallow. Pretzels would also work for this purpose.
 - 4) Make buttons by pushing tic-tacs into the front of the middle marshmallow in a vertical line.
 - 5) Use an orange tic-tac to represent the carrot nose: dab a small amount of chocolate in the front of the top marshmallow, and push the tic-tac slightly into the chocolate to get it to stick.
 - 6) Finish decorating the face and body with whatever candy or decorations you have. Try adding sprinkles, red hots, or M&Ms, or drawing on your snowmen with icing or melted chocolate. Hair can be created using shredded wheat cereal, or you can make a hat using wafer candies. Let your creativity run wild!



WINTER ROAD SAFETY TIPS

As winter weather approaches it can cause many headaches! Here are a few tips to help keep you safe when you're out driving!

Decrease your speed and leave yourself plenty of room to stop. You should allow at least three times more space than usual between you and the car in front of you.

Brake gently to avoid

skidding. If your wheels start to lock up, ease off the brake.

Turn on your lights to increase your visibility to other motorists.

Keep your lights and windshield clean.

Use low gears to keep traction, especially on hills.

Don't use cruise control or overdrive on icy roads.

Be especially careful on bridges, overpasses and infrequently traveled roads, which will freeze first. Even at temperatures above freezing, if the conditions are wet, you might encounter ice in shady areas or on exposed roadways like bridges.

Don't pass snow plows and sanding trucks. The drivers have limited visibility, and you're likely to find the road in front of them worse

than the road behind.

Don't assume your vehicle can handle all conditions. Even four-wheel and front-wheel drive vehicles can encounter trouble on winter roads.



SNOW DAYS



Do you need to know if you or your kids are out of school because of severe weather in our area? There are several ways you

can find out. One easy way is to go to Tricities.com. Type in the keyword Alerts. Just select the schools that you would like to receive alerts for and if there are closings, delays, or early dismissals they will let you know by sending out a text message.

You can also check out our Facebook and twitter page. We will post links to closings as they come available.

[Facebook.com/UniversalDevelopment](https://www.facebook.com/UniversalDevelopment)

Follow us on Twitter
[@UDCUPDATES](https://twitter.com/UDCUPDATES)



"One warm word can warm three winter months" - Japanese Proverb

NO CASH ACCEPTED!!!

Please remember that we are no longer accepting cash as a form of payment. We still have several residents continuing to bring in cash to our office to pay their rent. If you bring cash to the office to pay your rent, we will not be allowed to accept it.

Acceptable forms of payment are Money Orders, Cashier's Checks or Personal Checks. You may also sign up for Auto Draft in the office and we will debit your rent directly from your account.



SPEEDWAY IN LIGHTS

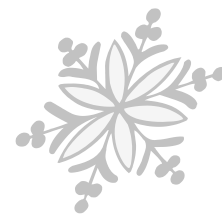
Open 6 to 10 pm nightly from November 18 through January 7, you will love this four-mile drive through Thunder Valley.

Millions of lights and hundreds of displays line the route, and you even get to drive on the legendary "World's Fastest Half-Mile."

Proceeds from your visit to Speedway In Lights benefit the Bristol Chapter of Speedway Children's

Charities.

- Cars (Sundays through Thursdays) \$10
- Cars (Fridays & Saturdays) \$12
- Activity Vans \$15 each night
- Tour Buses \$65 each night



bristolmotorspeedway.com



MOVE-OUT INSPECTIONS



As much as we hate to see any of our valued residents leave, we'd like to offer you a few helpful tips in case that time comes.

Please remember it is required that a final move out inspection be completed on your apartment home once you've fully vacated and it has been cleaned (please refer to the cleaning checklist you were given when your notice to vacate was turned in). It is your responsibility to schedule the walk

through inspection.

All inspections are completed Monday-Friday between 8:30am—5:00pm. The purpose of the walk-through is to check for cleanliness, obvious signs of damage and to collect all keys and garage door openers. Unfortunately we cannot determine how much of your deposit will be refunded to you at this time. It is only after our maintenance team has prepared the home for our next resident that we will know of any additional material or labor costs.

The normal turnaround time for deposit refunds is 35-45 days.

Please do not call the office to check the status of your refund unless it has been more than 45 days. Please be sure we have your

forwarding address on file to expedite the process.

Here are some commonly missed items that could cause you to lose your deposit.

- Baseboards must be cleaned and floors swept
- Oven must be cleaned
- Cabinets and pantry must be cleared of all belongings and crumb free
- Refrigerator must be cleaned and ice maker turned off
- Ceiling fans must be cleaned and dust free
- Make sure that around, behind and under all appliances has been cleaned

Winter is the time for comfort, for good food and warmth, for the touch of a friendly hand and for a talk beside the fire: it is the time for home. ~ Edith Sitwell

EMAIL AND TEXT MESSAGING ALERTS

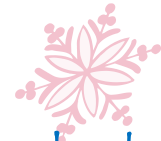
Do you prefer to text messaging to paper or email notices? We have the solution for you! UDC is now offering SMS alerts for your community! Keep up with community news, alerts, maintenance and extermination schedules

and so much more through text messages from UDC! We will still occasionally send out email notices so it is important for us to have your current email address on file. We use email to send renewal notices, Newsletters and other important

information. Please contact the office if you would like to sign up for this service. It is free, but we encourage you to check with your wireless provider to see if any additional charges will apply. 423-282-0460.



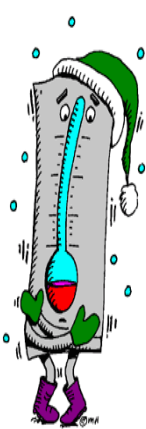
WINTER ENERGY SAVING TIPS



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- Keep doors and windows closed as much as possible.
- Seal off unused rooms (as long as the room is less than 100 square feet and isn't the room where the thermostat is located).
- Open south-facing window curtains, drapes and blinds during the day. Close window coverings at night to keep the heat in.
- Check all exterior doors for air leaks and openings.
- Lower your thermostat and wear socks and a sweater indoors. Lowering the thermostat by just one degree Fahrenheit can reduce energy use by 3 percent.

UDC is now on
Twitter! Follow us
@UDCUPDATES



PET PICTURES WITH SANTA



Do you want to get your furbaby's picture made with Santa this holiday season? Well head on over to PetSmart in Johnson City.

The first 3 weekends in December from 11:00—4:00 PetSmart will be taking pet pictures with Santa. \$5 from every picture will be donated to their pet adoption charities. PetSmart is located in the Old Navy shopping center in Johnson City at 3211 Peoples Street.



HOLIDAY TRASH AND TREE DISPOSAL

As the holiday season approaches there are a few things we'd like to remind you to do that will help keep your community as neat and clean as possible. Please do not dispose of your trees in the dumpster. This will prevent the city from emptying the container, thus causing a problem for the whole community. The annual tREeCYCLE event will be held the third Saturday in January at Winged Deer Park. You may unload your tree at the boat ramp parking lot and the Tennessee Wildlife Resource Agency will sink the trees into the lake for fish habitats. What a cool way to dispose of your tree! We'd also like to remind you that when you throw out your empty boxes to please break these down first. This will prevent the trash container from filling up as quickly. Keep in mind the larger communities have 2 dumpsters available for your convenience. Do not overfill dumpsters or place trash beside the dumpsters. We appreciate everyone for continuing to make your community a beautiful place to live!

