



Cordry Sweetwater Lot Owners Association



Join Us As We Celebrate
Our Country's

250th Birthday

**SATURDAY, JULY 11TH
SWEETWATER BEACH**

- Silent Auction
- Food Trucks
- Games
- Music

Noon - 10pm

FIREWORKS

10pm

**CORDRY SWEETWATER
LOT OWNERS ASSOCIATION**

**CASINO NIGHT
2026**

SATURDAY, JUNE 6 AT 5:30 PM

- Professional Dealers and Tables
- Bartenders
- Roulette
- Poker
- Blackjack

CordrySweetwater.org

**LIVE MUSIC
WADE EVANS BAND
AT 9PM**

NOW SEEKING TABLE AND EVENT SPONSORS
Location: CSLOA Clubhouse — CSLOA Member Event

**TICKET INFORMATION
AVAILABLE SOON**



LIGHT UP THE NIGHT

COMMUNITY FIREWORKS FUNDRAISER

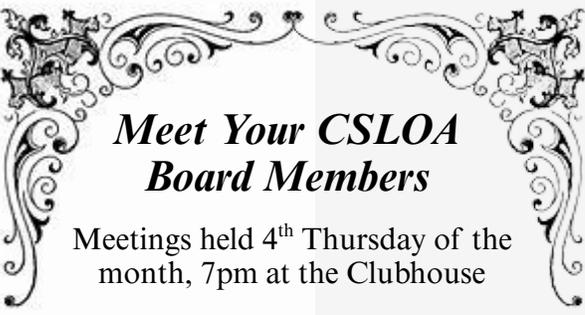


To contribute, simply scan the QR code below to make a secure online donation.

Funds will be used strictly for the fireworks.

Questions? Contact Alison
at 317-294-3272

Thanks to all who have already
CONTRIBUTED



**Meet Your CSLOA
Board Members**

Meetings held 4th Thursday of the
month, 7pm at the Clubhouse

Alison Randolph

President, 2027

317-294-3272

alisonrandolph65@gmail.com

Jennifer McKinney-Seet

Vice President, 2028

317-371-6072

jmckinneyseet@gmail.com

Angela Von Hoven

Treasurer, 2027

317-408-9203

pampermeservices@att.net

Kathy Wood

Secretary, 2026

765-661-8020

klwood1957@gmail.com

Jeff Romick

Member, 2027

317-933-2083

jromick6425@gmail.com

Ali Duxbury

Member, 2028

Tami Franklin

Member, 2026

828-719-9063

CSCD Commissions Meet . . .

Building

1st Monday @ 5:30p

Ecology

1st Thursday @ 6p

Roads

1st Thursday @ 5p

Security

1st Wednesday @ 6p

Water

2nd Thursday @ 5:15p



ONGOING

activities

Book Club

3rd Wednesday

6:30pm - Library

Contact Judy Onken

@ 317-450-5475

*Reading list is located on
page 14*

Bridge Club

1st Monday

12:30 pm - Library

Contact Mary Jo Lowe

@ 317-650-4314

CS Sit & Sew

Every Monday

9am - Clubhouse (winter
months at the Firehouse)

Contact Pat Balko

@ 317 697-9821 or

Debbie Weber

@ 317-850-9065

Yoga

Tuesday & Thursday

9am - 10am

Spring/Fall/Winter -
Clubhouse

Summer - Beach

Contact Cindy Peck

@ 765-610-7674

Euchre

3rd Monday

6pm - Clubhouse

Contact Brenda Green

@ 317-730-0176

4th Wednesday

7 - 10pm - Clubhouse

**During the months of November &
December players will meet on 3rd
Wednesday**

Contact Sheryll Durbin

Novicki @ 317-617-5632

CS Pickleball Group

Monday, Wednesday, Friday
& Saturday

8am - 12pm

Wednesday & Sunday

6pm - 9pm

Basketball court near
Firehouse

Contact Brenda Green

@ 317-730-0176

JOIN US!



SWEETWATER

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\$182+ Million

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NEW LISTINGS

SUPPORT SUPPORT SUPPORT SUPPORT

SOCIETY OF ST. VINCENT DE PAUL

St. Vincent de Paul of Brown County welcomes your donations of non-perishable food items (in date) such as canned meats, soups, fruits, vegetables, pasta, cereal, peanut butter, jelly, etc.

Also needed are new or gently used queen or full size blankets. Non-perishable items can be left in the tub at the entryway to the CSLOA Clubhouse. If you have other donations such as clothing, coats, shoes, bed linens, towels or miscellaneous household items, DO NOT leave these items in the tub.

Contact Brenda Green at 317-933-2172 or 317-730-0176 to arrange a pickup. For a furniture pickup please contact Dick Peck at 765-610-7675.

You are always welcome to drop off donations at the St. Vincent de Paul Food Pantry and Distribution Center at 2901 Long Lake Road (across from CYO Camp) on Saturday or Monday 10am - noon

ALL DONATIONS GREATLY APPRECIATED



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2026 CALENDAR OF Events

<u>DATE</u>	<u>EVENT</u>	<u>TIME</u>	<u>LOCATION</u>
March 14	Chili Cookoff	6pm	Clubhouse
April 4	Easter Egg Hunt	11am	CSVFD
April 11	Community Clean Up	Breakfast - 7:30a Clean up - 8a	Clubhouse
April 18	BINGO	6pm	Clubhouse
May 25	Bike Parade	11am	CSCD Office
June 6	Casino Night	6pm	Clubhouse
June 6 & 13	CSVFD Garage Sale P/U	10am-3pm	Text Jess @ 317-442-5147
June 27	CSVFD Garage Sale	8am - 4pm	CS Firehouse
July 11	Fireworks Festival	12 - 10pm	SW Beach
July 25	Drivethru BBQ	11am - 6pm	CS Firehouse
August 1	Lake Tour of Homes	10am - 4pm	Sweetwater Lake
September 5	BINGO	6pm	Clubhouse
October 17	Pumpkin Carving	2 - 4pm	Clubhouse
October 17	Block Party	6 - 8pm	SW Beach
October 23-24	CSVFD Haunted Forest	8pm - midnight	SW Beach
October 31	Trick or Treating	7pm - 8:30pm	CS Firehouse
November 7	BINGO	6pm	Clubhouse
December 5	CSLOA Merch Sale	2 - 4pm	Clubhouse
December 6	Storytime w/Santa	6pm - 8pm	CS Firehouse
December 12	Santa's Workshop	2 - 4pm	Clubhouse
December 13	Cookie Swap	2 - 4pm	Clubhouse

Save
the
Date!

CSLOA • 5th Annual

Lake Tour of Homes

Saturday, Aug 1 2026

Presented by: **CATALIST**
Technology & Security

www.laketourofhomes.com

Tour 3 beautiful lakefront homes on Sweetwater Lake by pontoon boat. Exclusively for CSCD lot owners, family and friends!

Tours start at 10am - \$30 each. Proceeds help support all CSLOA programs and events!

*Seeking showcase homes,
volunteers &
sponsors!*

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Leading the market, not following it

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317-677-2300

@JJOHANNREALTOR

7753 Ivy Dr Lake Living with Room to Breathe



Located in the heart of the Cordry - Sweetwater community, 7753 Ivy Drive offers a comfortable Cordry Lake lifestyle with space to relax, gather, and enjoy the outdoors. This well-designed home features inviting living areas, great natural light, and outdoor spaces perfect for morning coffee or evenings by the water. Whether you're looking for a full-time residence or a weekend retreat, this property delivers the balance of privacy, convenience, and lake living that our community is known for.



Real Estate has changed. So has the way we market your home.

At Johann Real Estate, we lead the local industry in modern, high-impact marketing.

We don't rely on tired tactics that should have been retired a decade ago. Instead, we use strategic digital exposure, professional storytelling, and data-driven campaigns that meet today's buyers where they actually are.

Every member of our team is a freeholder. We live here. We raise our families here. We love this community deeply.

Our local knowledge paired with forward-thinking marketing is what sets us apart.

Modern marketing. Local expertise. Proven results.

2025 was a transition year for our market. Compared to 2024, activity was more inconsistent, days on market increased, and pricing accuracy mattered more than ever. Buyers were cautious and homes that weren't positioned correctly often took longer to sell.

The good news is the back half of 2025 showed encouraging signs, with well-priced, well-marketed homes still moving and buyer confidence beginning to return. As we head into 2026, we're optimistic we're entering the next upswing and look forward to a stronger, more balanced market ahead.



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BOOKING 2026!



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"WE NEED DUGAN AIR TO WARM THINGS UP!"

"NEVER FEAR, DUGAN AIR IS HERE TO SAVE THE DAY!"

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USING HIS TRUSTY SHILLELAGH, DUGAN DISCOVERED THE FURNACE WAS CLOGGED WITH... A SLED?!



WITH A FLICK OF HIS WRIST, HE REMOVED A SLED, SNOW GLOBE, AND EVEN A PAIR OF MITTENS. GOOD AS NEW!

SHAZAM!

"THANKS, DUGAN! WANT A HOT COCOA TO WARM UP?"

"ONLY IF IT COMES WITH A WHIP OF MAGIC!"

WITH A WINK AND A THUMBS UP, DUGAN SET OFF FOR HIS NEXT CAPER, ALWAYS READY TO BRING WARM COMFORT AND A BIT OF MAGIC.

EXPIRES: 01/2027

\$50
OFF
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LOCAL KNOWLEDGE + INTERNATIONAL REACH

Buyers for lake properties aren't always local. In fact, many travel hours from any direction to enjoy the best lake living in Indiana. That's why if you're selling a lake home, you need to expose your property to buyers everywhere they might be. Only Carpenter Realtors® has a marketing system that advertises your lake home throughout Indiana, across the nation and even internationally – AND has a local office.



Ashley Chaney
317-964-1016



Carrie Vavul
317-294-9421



Danielle Shepard
317-445-2262



John Searle
812-552-3652



Lisa Nelson
765-346-2544



Sarah Rafferty
317-534-8215



Andy Tanner
Branch Manager
317-287-4920

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317-878-8002
Trafalgar



CHILI

cook off



MARCH
14th

6 - 8pm at the Clubhouse

Chili cooks and tasters are invited to attend the CSLOA's annual Chili Cookoff. Please BYOB and a dessert to share!

Contact Alison Randolph at 317-294-3272 or alisonrandolph65@gmail.com for further details.



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Cordry Sweetwater Library Branch

8751 Nineveh Road

317-933-9229

Tuesday: 2p - 5p

Wednesday & Thursday: 3p-6p

Cordry Sweetwater Bookies 2026 Book List

Book Club meets at 6:30pm at the Library

1/21 The Briar Club - Kate Quinn

2/18 The Frozen River - Ariel Lawhon

3/18 All the Colors of the Dark - Chris Whitaker

4/15 Solito - Javier Zamora

5/20 The Four Winds - Kristin Hannh

6/17 Here One Moment - Liane Moriarty

7/15 How to Age Disgracefully - Clare Pooley

8/19 The Borrowed Life of Frederick Fife - Anna Johnston

9/16 Theo of Golden - Allen Levi

Brown County Public Library

205 Locust Lane, Nashville

812-988-2850

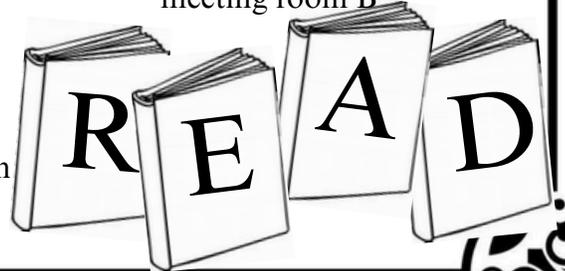
Monday - Thursday 9am-7pm

Friday 9am - 4pm

Saturday 10am - 4pm

Closed Sunday

Nashville's "A Novel Bunch"
meets every 3rd Wednesday at 2pm in
meeting room B



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