

Castle Hills Forest News

The Castle Hills Forest Newsletter is Published Quarterly by Neighborhood News, Inc.

*Thank You,
Thank You,
Thank You!!*

A very special Thank you to Pat and Barbara Hoffmann for providing a wonderful new flag for our community flag pole. Your neighborhood truly appreciates your generous donation.



Save the Date!!

Annual Homeowner's Meeting
Tuesday, February 7, 2012
7:00pm
Oak Meadow
United Methodist Church
2740 Hunters Green



Children's Activities

Tina Johnson

Hello everyone! The holiday season is approaching quickly! Please mark your calendars for Sunday, December 18 at 3pm for a neighborhood kids' Christmas celebration! More details to come soon. If you have any input, or know of a few good planners or helpers, please contact me! Tina Johnson, 210-334-0165 or CHFKids@gmail.com



National Night Out in Castle Hills Forest



CHF ASSOCIATION BOARD OF DIRECTORS

OFFICERS

President: Jennifer Guillen
744-9312
Vice President: Beth Morse
493-2582
Treasurer: Larry Morgan
493-6410
larry-marie-morgan@sbcglobal.net
Secretary: Sue Gregory
479-3307
Sgregory10@satx.rr.com

DIRECTORS

Communications Director:
Jennifer Guillen, 744-9312
communicationsdirector@castlehillsforest.org
Webpage Director: Chris Corbett,
748-2105
chfweb@castlehillsforest.org
Membership Director:
Beth Morse, 493-2582
Pool Director: Beth Morse, 493-2852
David Present, 492-5153

COMMITTEES

Social Committee: Marge Present,
492-5153
Children's Activities: Tina Johnson,
334-0165
Women's Club: Ellen Brient,
493-9549
Landscaping/Maintenance Committee:
Lori Chapa, 878-7258
Jerry Schott, 492-5347
Fiesta Committee: Alan Futrell,
493-4395
Code Compliance Committee:
codecompliance@castlehillsforest.org

Additional helpful numbers:

Pool Manager: Kim Aiken
479-1823 aikga@aol.com
Eels Swim Team: Norma Wood
492-3250
tonkatoy78641@yahoo.com

www.castlehillsforest.org

New Marquee Sign

As many of you may have noticed, we are working on a new Marquee for our neighborhood. After much thought and consideration, we have decided to place a Marquee in our neighborhood Recreation area by the flagpole. This marquee will serve as the "hub" for the visual communication in our neighborhood.

Up until this point, we have been utilizing smaller signs up by the front of our subdivision. However, these signs have several drawbacks: they were exposed to the elements, difficult to read, and they had a tendency to be stolen on a regular basis. Our new Marquee will eliminate all of the above-mentioned difficulties and also provides our neighborhood with a much more professional-looking communication device. This will enhance and provide value to our neighborhood.

So, for those of you who look to the signs for information about the neighborhood, you can now swing by the Marquee to be kept informed about any neighborhood activities.



Start making those plans for your lawn decorating this year! We will be conducting our judging on the evening of December 19, 2011. There will be prizes awarded for 1st, 2nd, and 3rd place.

Marketing For Residential Listings

Only Coldwell Banker D'Ann Harper, Realtors® offers home sellers



POWERHOUSE MARKETING!

Our PowerHouse Marketing program means more potential buyers will see your home which can turn "For Sale" into "SOLD" signs.

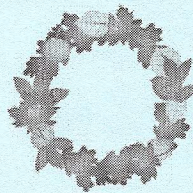
- Magazine
- Color Fliers
- Prof. Photographs
- TV
- Text info
- Postcards

Kellie Sue Daniels
Realtor®

210-325-0107 CELL
kdaniels@cbharper.com



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Landscape Committee

Lori Chapa & Jerry Schott

I am happy to announce a new member to the landscaping committee. I am sure you have all seen him working hard in our neighborhood from time to time...watering, trimming, mowing, mulching, planting and so much more in efforts to keep our neighborhood looking beautiful. His name is Jerry Schott and will now be sharing the role of the landscaping committee with me. He is a wonderful asset to our neighborhood and I want to thank him for officially joining our neighborhood landscaping committee, Welcome Jerry!!

If you have considered replacing or adding new landscaping to your own yard, fall is the best time to plant. The cooler temperatures allow the root systems to become well established before the hot and dry summer hits. So enjoy the weather outside and plant your shrubs and trees now to add great curb appeal and beauty.

The recent rains have brought new life to our landscaping and have weathered pretty well considering all the severe weather conditions this year. Our upcoming projects include some light planting to replace some of the landscaping that did not survive and mulching of the beds to protect them over the winter. The weather is beautiful this time of year to do some neighborhood gardening and we can always use some extra hands to help. If you are interested in joining us, please give me a call. And once again, Happy Gardening!!

SUBDIVISION SIGN

Based on the number of phone calls and emails that I have received, the subdivision sign at the entrance of our neighborhood is something that is very important to many of our residents. With that in mind our Landscaping Committee, Lori Chapa and Jerry Schott, worked for over 3 months meeting with multiple contractors to design an attractive and affordable sign for our neighborhood.

Unfortunately, the property owner does not want us to build a new sign on his property. So, as it stands now, the sign that is there now is what we have. We do not own any land at the entrance to our subdivision (for some reason the developers of our property did not provide for this when they developed our community).

We plan to maintain the current sign for as long as possible. Hopefully, at some point in the future, we can come to some understanding with the property owners on either side of our entrance.

Code Compliance Issues



We would like to take this opportunity to remind residents about some code compliance issues that have been noticed in our neighborhood. Please take a moment and read through this list and make sure that your property is

in compliance with city codes and regulations.

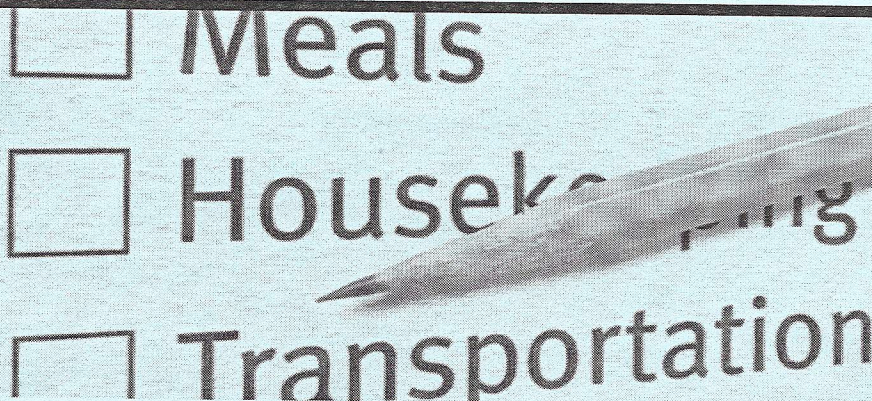
- Parking on the street that impedes the thoroughfare of the service vehicles coming from an alley onto a main street. These vehicles are large and cannot make the turns without damaging a vehicle that is blocking or damaging fences, irrigation system or easements.
- Junked or inoperable cars in public view.
- Failure to mow and care for lawns. (weeds higher than 12").
- Trees hanging low and obstructing vehicular passage and trimming of trees that block the walk ways. Residents are responsible for their trees and trees cannot overhang onto the sidewalk or street. The sidewalks need to have a 6 ft. clearance. Also note that any trees that are dead or have dead limbs are required by the city to be removed.

- Fence issues: Owners are responsible for maintaining their fences. This includes every type of fence for every home in our neighborhood. Please take a moment and look at your fence and make sure that it is in good repair.
- Alleys: Residents are required to maintain their property AND any foliage, shrubbery, grass, etc. halfway into the alley/easement behind their property. For those who live along NW Military, residents are required to maintain the property behind any fences up to the concrete drainage area. Residents who live along the greenbelt are required to maintain your property out to your property line. For those who live along the old Voelker Lane path that leads to the Salado Creek walking path, you are required to maintain the rear of your property to midway into the path.

Board Meeting

Monthly Board meetings are held on the second Wednesday of the month at 7 PM at Oak Meadow United

Methodist Church. All current HOA members are encouraged to attend.



Introducing the *Classic Plan* starting at only \$1,295. Choose your future and save!

With the *Classic Plan* you can thrive, Independence Hill style, without paying for services you don't want or need. Meals, housekeeping, transportation – it's all available á la carte, giving you the option to enjoy our vibrant retirement resort lifestyle starting at only \$1,295 per month, utilities included.*

*Utilities include electricity, water and trash removal, plus all the amenities our resort has to offer. Offer valid on select apartments for a limited time.

Independence **HILL**
 RETIREMENT RESORT COMMUNITY
 at Stone Oak

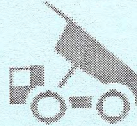
20450 Huebner Road | San Antonio, Texas 78258
 1-210-615-4000 | www.independencehill.com



Graffiti in Our Neighborhood

Recently, there have been a few incidences of graffiti in our neighborhood. Please remember that it is the property owner's responsibility to clean any graffiti on your property—whether it be on your house or fence. Also, please report any graffiti to the police. This is a criminal offence, and reporting any incident to the police helps to strengthen the police presence in our neighborhood. You can call our neighborhood SAFFE officer, Hank Quiroga, 207-5820.

Dial-A-Trailer




Mark your calendars! We have one more Dial-A-Trailer this calendar year. They will be in our Recreation area on November 12th from 8 am to 1 pm. More information can be found on the city website: www.sanantonio.gov



Free Landfill Day

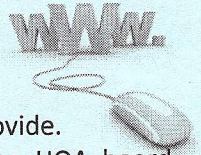
The city is hosting a "Free Landfill Day" on November 5, 2011. More information is on the City of San Antonio's Solid Waste website.

Did you know we're in your neighborhood? Donate at our donation station near Huebner & Churchill Estates Crossing, or at our store at 281 & Bitters. Your donation helps Goodwill change lives through the power of work! For more information, call (210) 924-8581 or visit goodwillsa.org.



Website News

Neighbors, please keep in mind that www.castlehillforest.org is the best place to get the latest information about the neighborhood including;



- A blog that always has the latest news.
- List of neighbors listing services that they provide.
- Phone numbers and email addresses of the HOA board members.
- We have the minutes of our monthly HOA board meetings and copies of our newsletters.
- Photographs of our activities.
- And lots more!

Remember the best way to get the latest information is to put yourself on our email list. The link is on the front page. This is the best way to keep in touch with the latest info.

Chris Corbett, Webmaster

Several Recent Incidents Have Prompted a Re-Run of This Article

An Animal Care Reminder:



When walking your dog(s), please remember that they must be on a leash at all times, (regardless of their size or how well-trained they are). DOGS ARE NOT ALLOWED TO RUN FREE IN OUR NEIGHBORHOOD! Doing so is a violation of the San Antonio Leash Law (to say nothing of a danger to other residents and animals). Recently, multiple requests have been made asking that the city crack down on residents who do not obey our leash laws. According to the San Antonio website (www.sanantonio.gov/animalcare), any resident can call 311 and request that an animal be picked up by the city. When doing so, a resident needs to note if the animal is:

- Stray and/or injured
- Loose vicious (the animal(s) has a known owner and you can provide owner information)
- Stray vicious (unknown owner)
- Stray public nuisance (dog roaming, getting into trash etc, dog not vicious – just a public nuisance)
- Regular stray (no owner, not causing problem – just a stray)
- Stray traps (any animal in a live animal trap)
- Stray contained (an animal that is being contained in an area, i.e. pool area, backyard area, garage)

WOMEN'S CLUB

CASTLE HILLS FOREST

CALENDAR

Contact: Ellen Brient, 493-9549

All women residents of Castle Hills Forest are invited to join the CHF Women's Club. Meetings are held on the second Monday of each month at 7:15 PM in a member's home. Also, the Club schedules a luncheon for its members and guests on the last Monday of each month, with the exception of November and December. Dues are \$10.00 per year. For more information call Ellen.

Upcoming meeting dates are as follows:

Monday, November 14th

Sunday, December 11th Dinner and Social

Monday, October 10th



HELPFUL NUMBERS

Police (Non-emergency): 207-7273

District 8 Councilman: W. Reed Williams, 207-7086

SAFFE Officer: Hank Quiroga, 207-5820,

M-F 7 AM-3 PM

henry.quiroga@sanantonio.gov

To follow-up after making a police report

Park Police: 207-8590

To report incidents related to Salado Creek Greenway

Poison Center: 1-800-222-1222

Code Compliance: 311 (or 207-6000)

To report the following: Front-yard parking, illegal trash dumping, junked vehicles, loud noise, weeded and overgrown lots, potholes, drainage issues, etc.

Landscaping Reminder

Please remember that any landscaping that you have that borders your sidewalk needs to be maintained. If you use mulch, stones, or pebbles along any part of your sidewalk, they must be kept up off the sidewalk so that other residents do not slip or trip on them. According to the city, every household is responsible for maintaining the sidewalk that runs along the front of their property. So please remember to keep your sidewalk clear of anything that may be a safety hazard.

NEIGHBORHOOD NEWS

At our recent NNOD meeting, Assistant City Manager Peter Zanoni presented the San Antonio FY 2012-2017 Proposed Bond Program Development. The city issues a proposed bond every 5 years, which covers a host of infrastructure projects. We will be voting on this new bond program in the May 2012 election. This issue is for a total of \$596 million and if passed, there will be no increase in the tax rate. More information may be found on-line at sanantonio.gov.

Pat Schneider, Capital Improvements Project Manager, made a presentation about the Phase III, Urban Ecology Center under development at Hardberger Park. The presentation included a powerpoint and large scale model of the center.

Ken Lawrence made a presentation about 2011 NEISD BOND, which we will be voting on Tuesday, Nov. 8. Early voting will be from Oct. 24 – Nov. 4. If passed, there will be no property tax increase for seniors 65 years or older. More information may be found at www.2011NorthEastBond.com.

Rumor has it that WAL-MART is interested in developing the property at the SW corner of Wurzbach Pkwy. and Blanco Road.

Upcoming Hardberger Park events:

- Native Plant Hike—Sat., Nov. 5, 9-11
- Talkin' Turkey—Sat., Nov. 26, 9-11
- DINOSAUR GEORGE—SAT., DEC. 3, 9-11 (NOT TO BE MISSED)

Sheldon Vexler Theatre Presents The Last Night of Ballyhoo. Don't miss what the New York Times called "a delightful comedy with a powerful message." Performances will take place October 22 through November 13, 2011. Tickets are \$20 per person; \$18 for JCC Members, Seniors and Military. For more information, and to purchase tickets, please call 302-6835.

Caregivers for Seniors, Inc.

Keeping Seniors Independent

Let us help you!

We provide affordable non-medical care and companionship for seniors who want to stay in their own homes.

Services include:

- Meal planning/preparation
- Grocery shopping
- Transportation to outings & appointments (min. required)
- Light housekeeping/laundry
- Medication reminders
- Daycare, overnight, or 24-hour care

Call Martha Cave • (210) 492-8100

**CASTLE HILLS FOREST
HOME OWNERS ASSOCIATION
INCOME STATEMENT
September 30, 2011**

REVENUES

	YTD	Budget
HOA Memberships	19,821	22,000
Swim & Tennis Memberships	12,885	16,000
Swim Lessons	0	0
Party & Pool Rentals	2,330	1,600
Guest Passes	6	25
Interest	24	15
Miscellaneous Donations	0	0
Transfer from Savings	0	19,000
Fund Raising	4,112	5,000
Total Revenues	39,178	63,640

EXPENSES

HOA Activities	1,296	2,000
Postage	0	44
Contributions	250	400
Office Supplies & Mailings	348	500
Grounds Maintenance	4,477	3,000
Capital Purchases-Pool	19,284	0
Pool Renovation	0	19,000
Repairs	1,853	1,000
Supplies	4,268	5,000
Utilities	7,317	9,000
Insurance	0	6,500
Salaries	9,483	12,500
Payroll Taxes	1,222	1,000
Swim Lesson Cost	0	0
Fund Raising Expenses	495	2,500
Total Expenses	50,293	62,444

NET INCOME OR (LOSS)

	(11,115)	1,196
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**CASTLE HILLS FOREST
HOME OWNERS ASSOCIATION
BALANCE SHEET
September 30, 2011**

ASSETS

	As of Sep. 2011	As of Dec. 2010
Petty Cash	150	150
Checking Account	10,125	19,671
Money Market Account	37,664	37,639
Deposits	700	700
Retainers	0	0
Prepaid Parade Expenses	0	0
Total Assets	48,639	58,160

LIABILITIES

Accounts Payable	0	0
Deferred Parade Income	0	0
Lawsuit Contingency	0	0
Deferred HOA Dues	0	770
Payroll Taxes Payable	1,594	1,510
Total Liabilities	1,594	2,280

EQUITY

Surplus	58,160	48,149
Current Earnings	(11,115)	7,731
Total Liabilities & Equity	48,639	58,160



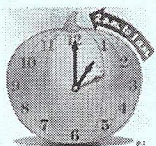
To all residents: Messages of concern regarding our neighborhood cannot be addressed by our HOA if the messages do not include the name and address of the person concerned. The HOA holds all communications in confidence.

311 Call Center hours--7AM - 11PM. After hours leave a message for a call back.

Check out these websites:

- For Voelcker Park updated info - www.voelckerparksa.com/home
- For filing police reports online - www.sanantonio.gov/sapd
- Questions about code compliance? - www.sanantonio.gov/hns

**Daylight-saving time ends
November 6, 2011**



Turn your clock back one hour on **November 6, 2011 at 2:00 am.** It's also time to **change batteries** in your **smoke detectors.**



Happy Thanksgiving!

Wishing you and your family a wonderful Holiday Season!
Thank you for your continued support.



Carla Haley

**Selling
Castle Hills
Forest
Since 1987**

210-614-1300, ext 101
carlahaley@satx.rr.com

Elaine Ludwig

REAL ESTATE COMPANY
9030 Wurzbach Rd. • San Antonio, Texas 78240



*Please be respectful of your neighbors
And turn down the volume in your vehicle
While driving in the residential area,
Especially during observed quiet times, or
Between the hours of 11 p.m. and 6 a.m.*



Please help the following new residents feel welcome in our community:

Karen Lawhead Nanci Smith Young

Your support of the HOA helps us to do things to enhance our neighborhood.

Also, a reminder to current residents: Please tell us if you have any new neighbors. We'd love to welcome them to our neighborhood with a Welcome Packet.

Marge Present, Welcome Chairman
492-5153

New to our Neighborhood?

If you are new to our neighborhood, we'd love to stop by and give you a Welcome Packet. Please call Marge Present at 492-5153 in order to arrange a convenient time for us to welcome you to our neighborhood!

SOCIAL COMMITTEE NEWS

Marge Present, Welcome Chairman

National Night Out was a huge success with Mayor Julian Castro attending along with our District 8 Councilman Reed Williams and his Chief of staff, Jill deYoung. Reed told the mayor that we had a real good NNO and invited him to attend. We had the Vance Jackson Firehouse bring their truck for the kids and also Susan Campbell, Education Coordinator for Hardberger Park made some projects with the kids. David Mc Cary, Director of Solid Waste made a presentation and answered questions from residents. Thank you to David Present and Al Guillen for cooking those delicious hot dogs and to Chris Corbett for making the snow cones. Also a big thank you to the Women's Club for providing the wonderful desserts!

BUNCO meets the 4th Monday of the month. If you're interested in playing call me at 492-5153.

We also have a BOOK CLUB that meets on a Wednesday afternoon at 2:00 p.m. once a month. If interested call me for details at 492-5153.

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210 558 3160

sales@neighborhoodnews.com

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Sunday Brunch 11:00am to 3pm

Tost

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& Patio Dining*
Café Francais

Join us for dinner before 6:30pm and get a complimentary bottle of wine from our selection *Free**

*Some restrictions apply. Not valid with other offers and at the bar. One per couple. Must purchase 2 entrees.

Come taste our Fabulous Slider
also introducing 15 wines for \$15



Best Happy Hour in Town
\$15 Happy Hour from 4pm to 7pm
Tuesday thru Saturday

Lunch 11:30am-3:00pm
Dinner 5:30pm to 10:00pm

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