



Newsletter

AUGUST 2022 – VOLUME 5, ISSUE 8



Dear Residents:

The Board hopes that everyone is staying cool and enjoying our Texas summer weather, especially at our community pool!

Speaking of the pool, the Texas summer heat has been providing our pool vendor with some challenges. The excessive heat has been putting extra stress on our pool pump equipment, with one pump emitting a loud buzzing noise last week as well as causing minor issues with some of our water features.

The Board is having the ventilation improved in the pump room as well as the doors to the pool pump room replaced next week to help mitigate heat and humidity. This should help our pool pumps operate better with improved ventilation. Currently, our pool company is working to have the large water features repaired.

A recently completed project was the addition of new plants within our landscaping at the vehicle entrances. Once established, the new plants should provide additional colors and textures that will help enhance the curb appeal of our community.

To help ensure that all landscaped plants have the best chance of thriving, our landscaper will be hand watering the entrances to help ensure the new plants are able to establish themselves.

As for the playground upgrade renovations, the contractor has provided the Board with a new and revised estimated start date around August 15th, 2022. They have been having ongoing supply chain issues. The Board hopes that this will be the final delay of this project so that the new playground sections are available for the enjoyment of the younger residents. We apologize for any inconvenience or miscommunication.

Ironically, Northside ISD will begin the school year for our kiddos on August 22nd, 2022. With the start of the new school year, we kindly ask students and parents walking to school to be careful crossing the streets as well as for drivers to watch for students and parents who may be walking to school and of course, abide by posted speed limits within our community at 20 MPH.

Wishing everyone a safe and successful 2022-2023 school year and enjoy the rest of your summer. Fall will be here before we know it!

As always, please feel free to email the Board with any ideas, suggestions, or questions at PreserveHOAboard@yahoo.com

Best Regards,
Your Board of Directors



What's Inside

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The Preserve at Alamo Ranch New Resident Welcome

Welcome to the Preserve at Alamo Ranch! We hope you will find this neighborhood just as friendly and enjoyable as we have.

Our neighborhood has 449 homes in the fastest growing area of San Antonio – Alamo Ranch, where neighbors enjoy a feeling of familiarity to one another and share a strong sense of community.

Please welcome our new neighbors to the community.

COVES SECTION

Michael and Brooke Williams
Calhoun Cove

Broderick Street Homes, LLC
Chambers Cove

TRAILS SECTION

Rodney and Marie Alston
Glasscock Trail

E-Mail Blast Communication Network



Email Blast

DAMC periodically sends out notifications via e-blast on behalf of the Board of Directors. These include our newsletter, social event notices, information about repair work, community safety issues, lost pet information, etc. This is a great way to keep our association members informed. Also, our monthly newsletters are posted on our website. If you, or someone you know, wishes to be added to the email distribution list, please submit the following information by e-mail to our community manager, Eva Hecox at eva@damctx.com:

- Your name
- Your address
- Your phone number (day, evening, and cell phone numbers would be appreciated)
- Your email address (If your email address has changed, please submit both your old and your new email address)

You can submit more than one email address, for example, if you have a different email address than your spouse. The list will be comprised of members from Preserve at Alamo Ranch Homeowners Association.

Our Community Management Company Is Here To Help You

Our management company, DAMC, works on behalf of our Board of Directors to oversee the operational issues that our association must deal with on a daily basis.

One of the most important roles that our management company has is to act as the communication liaison between you, the homeowner, and the Board.

If you have any association related questions or have an issue that you would like the Board to address, please take advantage of our management company's desire to assist you and contact them. It is always more effective if your concerns are communicated in writing and not submitted anonymously. That way there is a written record of your concern and you can be updated on the progress in resolving or addressing it.

Please call Eva Hecox, our designated Community Manager at (210) 561-0606 or email her at eva@damctx.com.

AUGUST TREATS DATES TO REMEMBER:

Aug 2nd Nat'l Ice Cream Sandwich Day!
Aug 3rd Nat'l Watermelon Day!
Aug 4th Nat'l Chocolate Chip Cookie Day!
Aug 6th Nat'l Rootbeer Float day!
*Aug 10th Nat'l S'mores Day and
Banana Split Day!*
Aug 19th Nat'l Soft Serve Ice Cream Day!
Aug 20th Nat'l Bacon Lovers Day!
Aug 21st Nat'l Sweet Tea Day!
Aug 26th Nat'l Cherry Popsicle Day!



Look at ice cream sandwich recipes
in the Preserve Eats section – YUM!

FOND FAREWELL



We would like to bid a fond farewell to our Social Committee Chair, Alyssa Morales and her family as they leave our great community and relocate out of state.

Thank you, Alyssa, for all that you have done for the Social Committee and our community events. You will be greatly missed!



The Social Committee is excited to announce
The Preserves - Eats On The Streets
 segment of our monthly newsletter.



AUGUST 25TH – 5:30 P.M. to 8:30 P.M
& GRAY



Your taste buds will thank you! Stop by and enjoy some great food. Bon appetit!



FOOD TRUCKS!

We have had various food truck vendors in our community. Who has been your favorite? Who would you like to see come out? Who was your least favorite? Your ideas and suggestions are always welcome. Please TELL US! What about a food truck event with multiple vendors on site? TELL US!

Please share your thoughts, ideas or suggestions with the Board at preservehoaboard@yahoo.com and/or the Social Committee at preservehoasocial@yahoo.com.



FISCAL FORUM

The Balance Sheet for period ending June 30, 2022:

Balance Sheet	
Preserve At Alamo Ranch Homeowners Association	
As Of 6/30/2022	
Name	Total
Asset	
Current Assets	
Operating Funds	
1002 - Alliance Oper Checking	187,235.89
1004 - OPER CHKING PAR SSFCU0071	1,000.00
1007 - OPER SAVINGS PAR SSFCU0000	1,496.13
Total: Operating Funds	189,732.02
Reserve Funds	
1041 - Alliance MMKT	135,530.44
1042 - Alliance Res CDAR 08/04/22 .35%	51,166.95
1043 - Alliance Res CDAR 08/04/22 .60%	51,004.45
1046 - CD 7/31/2025 (1.00%) SSFCU0081	56,502.11
1047 - CD 9/15/2022 (.50%) SSFCU 0082	55,952.72
1048 - CD 9/2/2026 (1.00%) SSFCU 0083	55,427.33
1049 - Alliance Res CDAR 09/08/2022 .35%	122,973.88
Total: Reserve Funds	528,557.88
Accounts Receivable	
1425 - Due from Reserves	18,625.00
Total: Accounts Receivable	18,625.00
Total: Current Assets	736,914.90
Total: Asset	736,914.90
Liability	
Liability	
2020 - Prepaid Assessments	53,378.75
2035 - Due to Operating	18,625.00
Total: Liability	72,003.75
Total: Liability	72,003.75
Equity	
Equity	
3000 - Operating Fund Equity	93,052.67
3040 - Reserve Fund Equity	424,471.77
3050 - Transfer to Reserves	137,500.00
Total: Equity	655,024.44
Total: Equity	655,024.44
Net Income	9,886.71
Total Liabilities and Equity	736,914.90

=====

Total Monthly operating expenses for:

June - \$ 61,022.96
(which includes the initial FY2022 installment of \$40,000.00 transfer to our Reserves Account)

=====

As of August 1st, third quarter assessments will be considered past due and interest and late charges will be accrued.

Did you know that timely assessment payments saves US all money!

In order to meet its financial obligations, our association depends upon the timely receipt of our monthly assessments from all homeowners. When our community's budget is approved by the Board, it assumes two things:

- 1) the amount of income must equal the amount of expenses; and
- 2) that each homeowner will pay his or her maintenance assessment in a timely manner.

If one or the other fails to happen, we have a cash-flow problem, and it usually results in costing all of us more money in the long run. Our community depends entirely upon the monthly assessments to pay its bills (insurance, landscapers, water, electricity, gas, management, etc.).

We can all take part in keeping our community's expenses down, and one of the best ways is to make sure that your monthly assessment check is sent on time.

WHAT ARE RESERVE FUNDS

The Board received concerns from homeowners regarding special assessments vs. reserve funds and the Board wants to reiterate our reserve funds in various CD/CDARS are important to our HOA. Board members were duly elected by you to be fiscally responsible stewards of HOA funds, in either collecting, dispersing, managing, etc. The first and initial Reserve Study was conducted in 2018 and later updated after the resurfacing of our community pool. Both Reserve Study Reports can be found on our website under Governing Documents. The article below describes when, why and how a Reserve Study Report plays an important role and factor for our HOA.

Why an HOA Needs Sufficient Cash Reserves

What happens when a development's homeowners' association (HOA) encounters large or unexpected expenses? For example, if the clubhouse roof starts leaking, the pool needs resealing, or a piece of equipment in the fitness room breaks down, where does the HOA get the money to repair or replace these? The regular dues probably won't be enough to cover such unhappy surprises. At such times, the HOA's reserve fund comes into play.

Just as you probably set aside some savings to pay for major unexpected expenses such as repairing a car or fixing a plumbing leak, an HOA commonly maintains a type of savings account called "cash reserves" or a "reserve account" for large, infrequent, or unexpected common-area costs.

Responsibilities of an HOA for Maintenance and Repair

To fully understand why an HOA must keep some money in reserve, you must first understand its duties and obligations. These are set forth in the development's governing documents (usually including the articles of incorporation, bylaws, and Covenants, Conditions, and Restrictions ([CC&Rs](#)), and any separate rules and regulations).

The governing documents typically obligate the HOA to maintain, operate, and repair and replace the common areas in the development. Common areas normally include the parts of the property owned jointly by everyone who has purchased a home there, and which they all have a right to use. Pools, clubhouses, and parks are examples of common areas found in many developments. In a more upscale development, the common areas might also include entrance gates, fountains, spas, and so on.

How an HOA Pays for Common Area Expenses

The governing documents typically give the HOA the right to collect periodic dues from each homeowner, to pay for the ongoing operation, maintenance, repair, and replacement of the common areas. To determine how much money it needs to collect, an HOA adopts an annual budget.

The amount of ongoing maintenance costs depends partly, of course, on how many common areas the development contains, and the amenities offered. For instance, the HOA might need to budget for landscaping common parks, cleaning and maintaining a common pool, or providing janitorial service and utilities for a common clubhouse. In a higher-end development, the HOA might also be responsible for paying neighborhood security staff, maintaining outdoor lighting, and caring for common tennis courts and spas.

In a well-run development, in addition to ongoing daily maintenance and operation costs, the HOA's annual budget will designate a portion of the dues collected to go into a reserve fund. Such expenses might include, for example, the cost to repair leaky pipes in the common clubhouse, replace broken-down fitness equipment in the common workout room, or resurface the swimming pool.

How Much Money Should Be In an HOA Reserve Fund?

Just as you might have a formula for maintaining a certain amount in your personal savings account (three to six months' worth of your salary is usually recommended), the HOA must determine an appropriate amount to put in its reserve fund. An HOA commonly has an outside accountant prepare a "reserve study," setting out a long-term schedule of likely costs and repairs.

The reserve study will, in most cases, estimate the cost and timing of the repairs and replacements to the common areas that will likely be needed over the next 20 to 30 years.

For example, if the reserve study anticipates that the clubhouse will need a new roof in ten years, the study's schedule will spread out the estimated cost of the repairs over the ten-year period, and advise that the HOA collect enough in periodic dues to set an apportioned amount into the reserve fund in each of those ten years.

No Reserve Fund = Higher Dues or Special Assessments

An HOA without an adequate reserve fund is asking for trouble. When an HOA without money in reserve is faced with expenses outside its general operations budget, the HOA will likely have two choices: increase dues significantly right away, or levy special assessments.

Neither of these will go over well with the development's homeowners. Owners will likely balk at, and might not be able to afford, steeply increased dues or a demand for a large amount of money at one time (as in the case of a special assessment).

Also, both raised dues and special assessments are inefficient solutions. Both penalize current owners for the HOA's previous lack of planning. It's much more fair and efficient to include repair and replacement costs automatically as a part of the periodic dues, as occurs when a reserve fund is properly maintained.

The Reserve Fund Must Be Kept Funded

Properly maintaining the reserve fund is important. Even if the HOA has an adequately funded reserve fund now, it must ensure that it stays that way.

In order to avoid angering homeowners with frequent, modest raises to periodic dues (as is commonly needed to keep up with increased maintenance costs), HOAs have been known to dip into the reserves for regular, ongoing expenses. Sometimes this is due to a board member who obtained a position on the board by promising not to raise dues. Of course, if expenses continue to rise, and the dues stay the same, the HOA's ongoing use of the reserve fund money will eventually leave the fund empty and the HOA unable to meet its repair and replacement obligations.

Source: [Why an HOA Needs Sufficient Cash Reserves |](#)

BACK to SCHOOL

1ST DAY OF SCHOOL ~ AUGUST 22ND



Texas Tax Free Weekend 2022 is scheduled for August 5th-7th, 2022

The Texas Comptroller encourages all taxpayers to support Texas businesses while saving money on tax-free purchases of most clothing, footwear, school supplies and backpacks (sold for less than \$100) during the annual Tax-Free weekend. Qualifying items can be purchased tax free from a Texas store or from an online or catalog seller doing business in Texas. In most cases, you do not need to give the seller an exemption certificate to buy qualifying items tax free.

This year's sales tax holiday begins Friday, Aug. 5, and goes through midnight Sunday, Aug. 7.

The sales tax exemption applies only to qualifying items you buy during the sales tax holiday. Items you buy before or after the sales tax holiday do not qualify for exemption, and there is no tax refund available.

Online Purchases and Telephone Orders

During the Tax-Free Weekend, you can buy qualifying items online or by telephone, mail, custom order or any other means. The sale of the item must take place during the specific period. The purchase date is easy to determine when the purchase is made in-store but becomes more complicated with remote purchases. The purchaser must have given the consideration for the item during the period even if the item may not be delivered until after the period is over.

DID YOU KNOW: Cloth and disposable fabric face masks meet the definition of an article of clothing and are exempt from sales tax during the upcoming Sales Tax Holiday.

The statute specifically excludes special clothing or footwear that is primarily designed for athletic activity or protective use and that is not normally worn except when used for the activity. Industrial or medical grade masks (e.g. N95 or other masks designed as personal protective equipment) or other similar personal protection equipment are not exempt during the sales tax holiday.

If a cloth or disposable fabric face mask is sold with a filter, the mask is exempt during the holiday; however, replacement filters are taxable.

For additional information about the upcoming sales tax holiday see [Rule 3.365, Sales Tax Holiday – Clothing, Shoes and School Supplies](#).

For more information and list of qualifying items, please go to: <https://comptroller.texas.gov/taxes/publications/98-490/>

Elementary School Supply Lists can be found by accessing the below links:

Hoffman Elementary - <https://app.teacherlists.com/schools/122088-john-hoffmann-elementary-school>

Cole Elementary – [Bennie L. Cole Elementary School Back-To-School Supply Lists \(teacherlists.com\)](#)

Northside Independent School District 2022-2023 Calendar

5900 Evers Road • San Antonio, Texas 78238
www.nisd.net • info@nisd.net

FIRST DAY OF SCHOOL: August 22, 2022
LAST DAY OF SCHOOL: June 1, 2023

July

S	M	T	W	T	F	S
						1 2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

October

S	M	T	W	T	F	S
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30	31					

January

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15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30	31				

April

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16	17	18	19	20	21	22
23	24	25	26	27	28	29
30						

August

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	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30	31			

November

S	M	T	W	T	F	S
	1	2	3	4	5	
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30			

February

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20	21	22	23	24	25	26
27	28	29				

May

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21	22	23	24	25	26	27
28	29	30	31			

September

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18	19	20	21	22	23	24
25	26	27	28	29	30	

December

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						1 2 3
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11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	31

March

S	M	T	W	T	F	S
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30	31			

June

S	M	T	W	T	F	S
						1 2 3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	

Grading Periods.

Schools use quarterly grading periods. Report Cards will be sent on the last day of the next week following the end of the period.

Legend

Student Holiday/Staff Development	○ ○ ○ ○ ○
Student Holiday/Staff Work Day	○ ○ ○ ○ ○
Student Holiday/Teacher Work Day	○ ○ ○ ○ ○
Teacher & Student Holiday	○ ○ ○ ○ ○
Student Holiday/Half Staff Dev/Half Work Day	○ ○ ○ ○ ○
Begin Semester	)
End Semester	(
End Secondary Quarter	)
End Elementary Quarter	(
Bad Weather Makeup Day	*
February 20 (1st choice) / June 2 (2nd choice)	
Student Early Dismissal/Teacher Planning Time	*

Student Holidays:

July 4	Independence Day Holiday
Sept 5	Labor Day
Nov 8	Student Holiday/Staff Dev.
Nov 21-22	Student Holiday
Nov 23-25	Thanksgiving Break
Dec 19-30	Winter Break
Jan 2	Student Holiday/Teacher Work Day
Jan 16	Dr. Martin Luther King, Jr. Day
Feb 20	Student Holiday/Staff Dev./Bad Weather Makeup Day
Mar 13-17	Spring Break
Apr 7	Good Friday
Apr 28	Battle of Flowers
May 29	Memorial Day
June 2	Student Holiday/Staff Dev./Bad Weather Makeup Day
June 19	Juneteenth

Produced by Northside ISD Communications Department
Approved 05/24/2022

20 Things Moms Can Do While Children Are In School

For list of ideas, please go to:

20 Things Mom Can Do Now That Her Kid Started School (moms.com)

College Move-In Day: 12 Things That Will Save Your Life!

As parents, it's always hard to let go and see your child off to college. With the below ideas, you can have some piece of mind.

College move-in day is fast approaching, and the best way to prepare for it is to be ready. Every school has its own rules and traditions surrounding move-in day, and you will soon learn what those are. But some things are universal.

So, whether your whole family is going or just your teen moving into a dorm or apartment, the 12 things that thousands of experienced parents told us were THE essential items they felt they needed for this intense and emotional day.

Top 12 things to bring to college move-in day

1. IKEA Storage Bags



These bags are THE secret to move-in success. Lightweight, durable, and easy to stack in the car, these bags can be used for under-bed storage, can function as a laundry bag, or can be folded and out away so they are ready to be packed up when your kid moves back home next spring.

2. Four Wheel Folding Platform Cart



A platform cart or a dolly were mentioned repeatedly—they're enormously helpful for getting your stuff where it needs to go. This will make college move-in day go so much smoother!

3. Surge Protector



You can never have enough power in a dorm room and many colleges do not allow you to use extension cords. This surge protector has a 6-foot cord, 12 outlets, and 2 USB ports.

4. Fan



August can be a very hot month and many dorms are not air-conditioned. Bring a fan and set it up first to keep all of you a little cooler during the move-in. WOOZOO fans have become very popular and now come in many pretty colors.

5. Tool Set



A screwdriver, tape measure, a hammer, scissors, rubber mallet, and duct tape were the most recommended tools. Leave a set like this one for your student who will use it moving in and out of dorms and apartments over the next four years...and beyond.

6. First Aid Kit



We recommend putting together your own kit with all the first aid and cough/cold medicines your family prefers. But if you want to be covered with the basics, getting a set like this will do the trick.

7. Door Stopper



As soon as you get to the room, use one of these to prop the door open and you will make your life much easier. This door stopper comes with a holder that can be attached with velcro to the back of the door so the doorstop won't get lost under a pile of dirty clothes (theore...



8. Water bottles and snacks



When you're hot and tired something to drink and nibble on will come in handy.

BTW, since college students need to have water bottles, think about packing a new **Hydro Flask water bottle** that offers a wide selection of styles and sizes that are perfect for your students. For long days on campus, studying at the library, sports practice, bike rides, workouts, hiking, or walking to class, Hydro Flask water bottles are excellent for your teen — keeping drinks cold or hot for the whole day.

9. Command Hooks and Strips



Command strips and hooks for "hanging" things on walls are very popular; they peel off easily without ruining the walls. Note: Check the "residence life" section of the college website to see if these are allowed.

10. Cleaning supplies



Fill a bucket with cleaning supplies such as Clorox wipes, trash bags, and shelf liners because you may want to wipe everything down.

11. Paper and Pen/Sharpie

You will probably have some of this stuff with you for your student but keep a pen handy because you may need to make notes or fill out forms. A Sharpie can come in handy.

12. Change of clothing

You will invariably get hot and sweaty so it might be nice to take a backpack with a change of clothing for everyone or at least a fresh t-shirt. You will forget something, of course

Everyone forgets something. Whatever you've forgotten, don't panic because luckily we live in a time when you can get anything online, and you can get it shipped to your student.

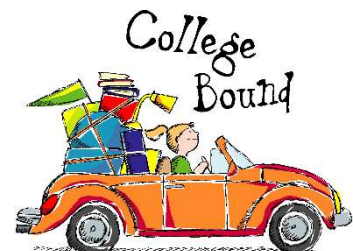
Finally... By far the most popular answer aside from those listed above and *tissues, alcohol, and tranquilizers* was to bring your smile, your sense of humor, and your patience. Bring an overabundance of patience because you'll need it. And, follow your student's lead—it's not your room, it's theirs.

You are there to help but not to dictate. College move-in day can be a very long, hot and exhausting day. But, however difficult the day is it's also a tremendously exciting day. Heed the wisdom of the crowd and bring your smile and your ability to let go and it might just be a day you all remember fondly.

When the move-in is complete—it's time to walk away. However cranky everyone got during the move when you leave your child, tell them you love them, tell them you're proud of them, and assure them that you will be fine and so will they.

And, then for goodness sake, take your tears and your tissues and go home!!

Source: [College Move-In Day: 12 Things That Will Save Your Life! \(grownandflown.com\)](http://grownandflown.com)



FOR THE LOVE OF PAWS



COMMUNITY LOCATION:

H-E-B @ Alamo Ranch
12125 Alamo Ranch Parkway

8/04/22 from 6 – 8 pm
8/07/22 from 12:30 – 2:30 pm
8/11/22 from 6 – 8 pm
8/14/22 from 12:30 – 2:30 pm
8/18/22 from 6 – 8 pm
8/21/22 from 12:30 – 2:30 pm
8/25/22 from 6 – 8 pm
8/28/22 from 12:30 – 2:30 pm

MOBILE CLINICS – AUGUST 2022

Low-Cost Vaccinations for your four-legged friends.

DOG PACKAGES			
Package – A	Package – B	Package – C	Package – D
Rabies 1 Year Discounted Cash Price: \$17	Rabies 1 Year, DHPPV Discounted Cash Price: \$35	Rabies 1 Year, DHPPV, Intranasal Bordetella Discounted Cash Price: \$52	Rabies 1 Year, DHPPV, Intranasal Bordetella, Canine Influenza Discounted Cash Price: \$88
Credit/Debit Price \$17.52	Credit/Debit Price \$36.07	Credit/Debit Price \$53.59	Credit/Debit Price \$90.70
	DHHP with leptospirosis extra	DHHP with leptospirosis extra	DHHP with leptospirosis extra
CAT PACKAGES			
Package – A	Package – B	Package – C	
Rabies 1 Year Discounted Cash Price: \$17	Rabies 1 Year, FVRCP Discounted Cash Price: \$35	Rabies 1 Year, FVRCP, FeLV Discounted Cash Price: \$63	
Credit/Debit Price \$17.52	Credit/Debit Price \$36.07	Credit/Debit Price \$64.93	

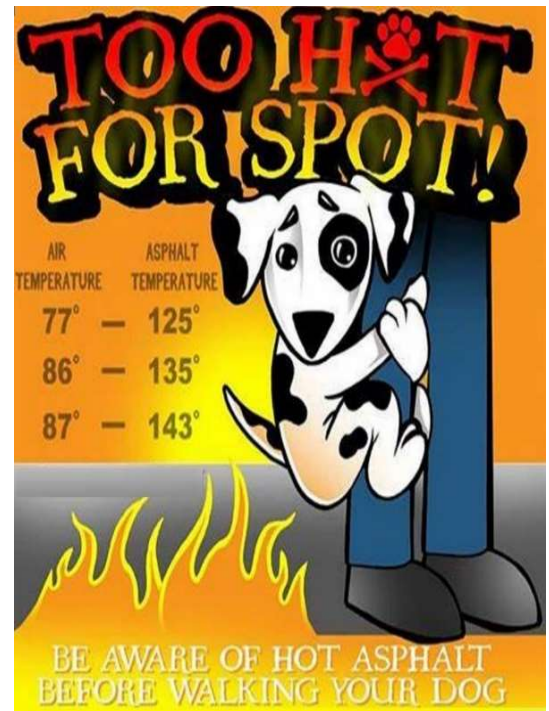
DISCLAIMER NOTICE: The Preserve at Alamo Ranch HOA or its Board of Directors do not endorse this business. We endorse taking care of your pets that include vaccinations. Each resident is free to choose an appropriate veterinarian to care for your fur baby.

AUGUST IS NATIONAL DOG MONTH



Scientific studies have proven our awesome canine companions make us happier, less stressed, and more optimistic.

While we are in the middle of the dog days of summer, let's show our appreciation of Fido, by taking them on an extra walk, giving them an extra treat, purchasing a favorite toy they've been wanting, a spa day, or a day at a doggy park.



WHAT ARE THE DOG DAYS OF SUMMER?



Why Are They Called the “Dog Days” of Summer?

This period of sweltering weather coincides with the year's heliacal (meaning “at sunrise”) rising of **Sirius, the Dog Star**. Sirius is part of the constellation Canis Majoris—the “Greater Dog”—which is where Sirius gets its canine nickname, as well as its official name, Alpha Canis Majoris. Not including our own Sun, Sirius is the brightest star in the sky.

In ancient Greece, Egypt, and Rome, it was believed that the dawn rising of Sirius in mid- to late summer contributed to the extreme weather of the season. In other words, the “combined heat” of super-bright Sirius and our Sun was thought to be the cause of summer's sweltering temperatures. The name “Sirius” even stems from Ancient Greek *seirios*, meaning “scorching.”

For the ancient Egyptians, the dawn rising of Sirius (known to them as Sothis) also coincided the Nile River's flood season. They used the star as a “watchdog” for that event.

Of course, the appearance of Sirius does not actually affect seasonal weather here on Earth, but its appearance during the hottest part of summer ensures that the lore surrounding the star lives on today!

[Dog Days: What Are the Dog Days of Summer? | July 3–August 11 | The Old Farmer's Almanac](#)

National Dog Day





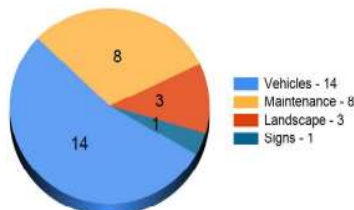
COVENANT CORNER:

Reported violations last month. Majority being Overnight Parking on Streets.

Violations

Entered:

26	Type	Count
	Vehicles	14
	Maintenance	8
	Landscape	3
	Signs	1



RECEIVE A VIOLATION NOTICE??



Don't Panic!

The purpose of these letters is to keep our community looking great. On a regular basis, our property management company conducts a drive through all three Preserve communities, looking for common area problems and other areas in need of attention.

If you receive a letter from the Association and have questions, need further clarification, or additional time to address the problem, please contact Eva Hecox at DAMC. The Board is happy to work with you, but we must first hear from you. If the problem is not addressed and we have not heard from you, possible fines may be imposed if a second violation is sent.

DCCRS, SECTION 3.33 – UNSIGHTLY ARTICLES; VEHICLES

PARKING ON STREETS OVERNIGHT AND HOW TO OBTAIN A PARKING PASS/PERMIT



Violations of overnight street parking is still an ongoing issue. As a reminder, parking on streets overnight between the hours of 1 am. And 6 a.m. is prohibited, unless you have permission from DAMC and/or the Board of Directors, via a temporary pass or a long-term parking permit.

There may be occasions when planned or unplanned visitors (we are looking at you Cousin Eddie!) may stop by for a day or three to visit you and the Alamo. The Board amended the process for requesting an overnight parking pass in 2021 to make this process easier for all homeowners to obtain overnight guest parking passes for these situations.

The new process can now be done online electronically with digital request form that is located in the Homeowner Portal. Logging into the Homeowner Portal is easy. Homeowners can gain access to the Portal by navigating to the HOA website at <http://www.preserveatalamoranch.com>.

If this is your first-time logging into the Owner Portal, click on “Initial Login” and follow the prompts from there to create your profile. You will need your account number to complete the profile creation. Your account number can be found on your account statement.

Once in the resident request window, please click “Add New”, and then use the dropdown box to select “Visitor Parking Pass”. Lastly, your parking pass request form will be displayed.

Please fill out this form and be sure not to skip any form fields, then click save.

As a reminder, all residents and guests can park in the streets without a pass during the day. Overnight passes are only required for vehicles parked on the streets from 1:00 AM to 6:00 AM daily.

Resident Requests
Add New
Home

Search...
Filter

ID	Title	Status	Type	Description	Notes	Created	Closed
No data available in table							

Add Resident Request
Type:
-- Select --

Add Resident Request
Please be sure your email address is updated in your Owner Portal. We will use this email address when sending your parking pass. If you're submitting this request for a parking pass after 5:00 PM during the week, then your pass will not be generated until the following day. If you're requesting a parking pass after 5:00 PM on a Friday, then your request will not be generated until the following Monday. When you receive your parking pass, please print and display in the driver's side front windshield. The HOA will not be responsible for vehicles which are towed or ticketed due to the parking pass not being displayed properly. Please be sure to fill in all the requested data below to complete this request.
Thank you,
DAMC
Type:
PAAR Visitor Parking Pass
Vehicle Year*:
Vehicle Make*:
Vehicle Model*:
Vehicle Color*:
Vehicle License Plate Number*:
Pass Start Date*:
mm/dd/yyyy
Pass End Date*:
mm/dd/yyyy
☐ Check this box to ensure you entered all the necessary information requested for this parking pass.
Save
Cancel

[illegible]

[Brownie Ice-Cream Sandwich recipe | Epicurious.com](#)



[Classic Snickerdoodle Cookies recipe | Epicurious.com](#)



[Tin Roof Ice Cream recipe](#) | [Epicurious.com](#)



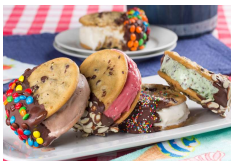
Click here for recipe: [Lemon Ice Cream Sandwiches with Blueberry Swirl recipe | Epicurious.com](#)



[Chocolate Chip and Banana Ice Cream Sandwiches recipe | Epicurious.com](#)



[Flourless Oatmeal Chocolate-Chunk Cookies recipe | Epicurious.com](#)



No recipe needed – just your imagination!

AUGUST 2022

SUN

MON

TUE

WED

THU

FRI

SAT

01

02

03

04

05

06



Open House
Gates Open
12 p.m. – 5 p.m.



07

08

09

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23

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27



& Gravy Food
Truck at pool
parking lot

5:30 – 8:30



28

29

30

31

CONTACT INFORMATION

The Preserve at Alamo Ranch

BOARD OF DIRECTORS

Ryan Haskins, President
Donald Bocker, Vice President
Mary Ling, Secretary
Kristen Hess, Treasurer
Gene Nowak, Member at Large
preservehoaboard@yahoo.com

COMMITTEES



Alyssa Morales, Social Committee, Chair
Email: preservehoasocial@yahoo.com

Edward Arroyo, ACC, Chair
Email: edward.arroyo@live.com

Gene Nowak, Finance Committee Board Liaison
Email: gnowakhoa@yahoo.com



MANAGED BY:

Eva Hecox
Diamond Association Management & Consulting ("DAMC")
14603 Huebner Rd., Building 40 • San Antonio, TX 78230 • Phone: 210-561-0606 • Fax: 210 -690-1125 • Eva@damctx.com

WHEN REPORTING ISSUES OR NEEDING ACC APPROVAL ON HOME PROJECTS

GATES: If your remote or code does not work or if the gates are not opening during normal business hours, 8:30 am to 5:00 pm Monday thru Friday, call DAMC at 210-561-0606 or email accesscontrol@damctx.com.

If it is after hours or on the weekend, please call DAMC at 210-561-0606 and press 5. The on-call manager will receive the message. When leaving a message, please leave a call back number.

STREET LIGHT OUT

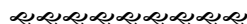
Please email camryn@damctx.com. Please provide intersection or address light is in front of. We will contact CPS and please note, it may take up to 10 business days for the light to be fixed.

IRRIGATION

If you see irrigation running on common areas, please report them to eva@damctx.com with the location of the issue, such as "the island where keypad is at Newton Trail." If it is after hours or on the weekend, please call DAMC at 210-561-0606 and press 5. The on-call manager will receive the call. When leaving a message, please leave a call back number.

ACC SUBMITTALS

You can find the request form on the HOA website under RESIDENT RESOURCES then ACC INFORMATION. Once you complete the request form and have all required information for the request, email all documents to acc@damctx.com.



MASTER ASSOCIATION:



Barbara Kill

Community Manager, CCMC
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Phone: 210-468-9187 / Email: bkill@ccmcnet.com
Phone: 210-740-4976