

City of Balcones Heights

*Serving the residents and business community
of the City of Balcones Heights*

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*Happy New
Year to our
Residents
& Businesses!*

Castro Resigns City Council Place 3

*On December 13, 2004 City Council-
woman Melissa Castro resigned from
the Balcones Heights City Council. Her
letter to the Mayor is reprinted below.*

Dear Mayor Craven:

I hereby formally resign my position as a member of the Balcones Height City Council, Place 3 due to the fact that I have recently married and moved out of the City. It is with a sense of accomplishment that I leave my colleagues to continue the work that has been initiated this term. I ask you to relay my best wishes to my fellow council members, to City employees, and to the people of Balcones Heights. I believe that my tenure as a member of City Council helped lead to the attainment of many of the goals of my constituents.

When I decided to run for Place 3 on the Balcones Heights City Council, it was with an appreciation for the history and unique character of the community. I understood that our city was created as a unique haven where the dream of a "true community" was realized, and that we stood at a crossroads between the past and the future. I felt that we needed to recapture the dream and spirit that was once Balcones Heights.

My top priorities as a candidate included the following:

- Enforce codes
- Improve drainage and maintain streets
- Clean up all city owned property, including parks, and sidewalks
- Implement long range planning
- Ensure fiscal responsibility

- Promote balanced economic development
- Beautify and revitalize our neighborhoods

While campaigning, I gained a keen understanding from my constituents of the importance of each of these issues, and how each impacted the lives of the residents and business owners in Balcones Heights. I am proud to say that during the 2003-2005 term, the Balcones Heights City Council was able to make major strides in each of these areas.

Since May 2003, the Balcones Heights City Council has accomplished the following related to my goals:

- Hired City Attorney Frank Garza (former City of San Antonio Attorney)
- Hired City Administrator Lanny Lambert (former City of Brownsville City Manager)
- Re-hired David Cadena, Code Compliance Officer
- Partnered with Crossroads Mall to establish the Convention Center
- Created a Convention Center & Visitors Bureau ("CVB")
- Appointed a CVB Board
- Hired a CVB Director
- Created a City of Balcones Heights Web site
- Contracted with computer maintenance professionals to maintain all computer systems, Web site, e-mail and maintenance
- Purchased new computers for City, Police and Fire Department
- Purchased laptops for Police

Continued on page 3

Home Repairs Money Available

Bexar County Housing and Human Services is searching for eligible homeowners to participate in Bexar County's Housing Rehabilitation Program. This program will assist low to moderate income homeowners by providing a no-cost grant for home repairs. Grants are for repairs considered essential to the residents' health, safety and welfare. Funding for the program is provided by the U.S. Department of Housing and Urban Development.



- Home must be built on or after 1978.
- Have a household income that falls within the program guidelines:

HOUSEHOLD SIZE	INCOME LIMIT
1	28,850
2	32,950
3	37,100
4	41,200
5	44,500
6	47,800
7	51,100
8	54,400

approved until all of the required documents are executed and submitted.

The grant funds allocated for this project are limited, simply applying and qualifying for assistance does not guarantee that funding will be available. If you are interested in qualifying, you must submit an application to our office.

Assistance Qualifications

Assistance is provided to low to moderate income homeowners through a no-cost grant. To qualify for the program:

- The home must be your principal residence.
- Property and school taxes must be current.

Application Process

Applications are available at the Department of Housing and Human Services located at 233 North Pecos, Suite 590, San Antonio, TX.

All program participants shall be required to execute a contract with the Department of Housing and Human Services. The contract will detail the terms and conditions of the rehabilitation work.

Additional paperwork may be required to ensure compliance with local, state or federal guidelines. Applications will not be processed or

For Additional Information

Bexar County Housing and Human Services:

Larry Woodrum,
Community Development Block Grant Manager
210-335-6543

Michael Martinez,
Housing Rehabilitation Inspector
210-335-3741



Balcones Heights City Officials

Jim Craven, Mayor
 Bill Johnson, Mayor Pro Tem Councilman, Place 5
 Lucille Wohlfarth Councilwoman, Place 4
 Vacant Place 3
 Suzanne de Leon Councilwoman, Place 2
 Bennie Cass Councilman, Place 1
 Lanny S. Lambert City Administrator
Balcones Heights Justice Center (210) 735-9148
Mayor Jim Craven x235

Balcones Heights Staff Roster

City Administrator Lanny S. Lambert x227
 City Secretary Delia Flores x236

Director of Tourism Lorenzo Nastasi x230
 Accts. Payable/
 Payroll Clerk Jo Ann Vidal x244
 Municipal Court Clerk Yvonne Baez x223
 Deputy Court Clerk Michelle Garcia x224
 Building Code
 Enforcement Officer David Cadena x246
 Police Chief Kenneth Menn x237
 Asst. Police Chief Robert de la Garza x238
 Police Secretary Grace Lerma x222
 Investigator/Sergeant Joyce Pena x239
 Civilian Investigator Dianna Bowers x240
 Dispatcher x232
 Fire Chief/
 Fire Department Ben Hoeffner (210) 735-9206

Castro Resigns

Continued from page 1

- Department vehicles
- Received monies from VIA to fix streets and add ADA accessible ramps to sidewalks
- Installed new street signs to create a sense of identity

Again, let me express my appreciation to you and my fellow council members for your support of my constituents' issues. I will always cherish my time on the Balcones Heights City Council, and though I have moved out of the city, I will remember our dynamic community fondly.

Sincerely,
Melissa M. Castro
City Council, Place 3

Building Maintenance Ordinance Defeated

Citing difficulty of enforcement and too many restrictions, Council Member Benny Cass made the motion, seconded by Council Member Suzanne DeLeon to defeat the proposed Building Maintenance Ordinance at the 12/13/04 regular City Council meeting. (This proposed ordinance was printed in its entirety in the December Newsletter.)

The ordinance would require yards, fences, carports and roofs to be well maintained in attractive condition and cleanliness, to be painted, and not leaking.

The ordinance would not allow vehicle parking in the front and side yards of any home and disallow the use of metal shipping containers for storage buildings. The Planning and Zoning Commission sent the ordinance to the City Council, advocating the need for a cleaner more attractive city.

After two public hearings and the public comments of many citizens who opposed the ordinance, the City Council agreed and voted unanimously to reject the ordinance.

Call David Cadena, Balcones Heights Code Enforcement Officer at 210-735-9148 ext. 246 with questions.

Community Development Block Grant (CDBG) Program

CDBG program federal funds can be used to revitalize neighborhoods, expand affordable housing and economic opportunities, and/or improve community facilities and services, principally to benefit low- and moderate-income persons. Projects must be designed to meet at least one of the following national objectives: (1) Benefit low to moderate income persons, (2) Eliminate slums and/or blight, or (3) meet an urgent community development need such as in disaster relief.

Under the Bexar County Consolidated Plan, which covers the City of Balcones Heights, allocations are based on the following priority order: (1) Infrastructure, (2) Public Services, (3) Public Facilities, (4) Housing, and (5) Economic Development. In addition, multi-year projects that are currently in process are given priority over fresh starts.

Typically, Bexar County receives approximately \$2,000,000 in CDBG funds per year. Out of this amount, about \$300,000 goes for administrative expenses and up to another \$300,000 goes for Public Services (priority # 2). Out of this Public Services portion, \$150,000 goes to helping the elderly in Bexar County with utility bills. This leaves \$150,000 available, for which there is much competition. Typically, these funds are awarded to agencies that have successful track records and leveraging capability. Realistically speaking, this leaves approximate-

ly \$1,400,000 available for non-Public Service categories. In recent years, most of the funding has been allocated to priority # 1, Infrastructure, with the remainder being allocated to priority # 3, Public Facilities.

The City of Balcones Heights may be able to receive up to \$350,000 of these funds in Project Year 2005.

Presently, the City of Balcones Heights currently has two multi-year projects that are in process: the Woodlawn Creek Drainage Project, Phase I, \$148,000; and the Rogiers Park Renovation Project, Phase I, \$40,000).

Some examples of potential uses in the within the category of infrastructure are as follows: acquisition, construction, and reconstruction of flood and drainage improvements; parking lots; streets; curbs; gutters; and sidewalks. Some examples of possible uses within the category of public facilities are as follows: acquisition, construction, and reconstruction of homeless shelters; water and sewer facilities; community, senior, daycare and health centers; parks; playgrounds; and handicapped accessible restrooms in parks. These examples are not totally inclusive. Please see the Housing and Urban Development and/or Bexar County websites for additional examples in all categories

We would like to hear from the citizens as to what projects the City of Balcones Heights should apply for. Questions should be directed to Lanny S. Lambert, City Administrator, at 735-9148 x227.

The City of Balcones Heights may be able to receive up to \$350,000 of these funds in Project Year 2005.

Code Enforcement Officer's Corner

Recently I have received complaints regarding fences around swimming pools. Many of you have swimming pools whose fences do meet the City of Balcones Heights' regulations regarding pool fencing. Section 1533.035 (A) 5 (c) states that "it shall be unlawful hereafter for any person to construct, use or maintain upon premises in his or her possession or under his or her control any swimming pool unless the pool be enclosed within a permanent fence not less than four

feet in height and unless the gates or entrances to enclosure be securely locked at all times other than when being actually used for purposes of ingress or egress. This requirement may be satisfied by a fence six feet high that encloses the lot or lots where the pool is located."

If you have a pool take note of the fence that surrounds it and take appropriate corrective measures to come into compliance with the above cited regulation.

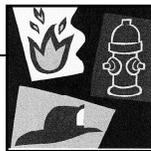
New Conference Center at Crossroads Mall

Concluding months of negotiations, the Balcones Heights City Council prepared to fund the constitution of a 75,000 sq. ft. conference center in the old Montgomery Ward building at Crossroads Mall and to lease the space to Norris Conference Center, Inc. of Houston, to operate.

Cost for the renovation will be \$750,000 from the City's Hotel/Motel Tax, paid by users of the City's four hotels.

"The addition of a Norris Conference Center in a mall owned by Trammell-Crow will place nationally recognized professional and successful experts in the middle of Balcones Heights ensuring the success of the new Conference Center," said Lorenzo Nastasi, director of the Balcones Heights Convention and Visitors Bureau. "We believe the Norris Conference Center will make Balcones Heights a viable destination point for conferences, meetings, conventions, weddings and other events," said Mr. Nastasi.

It is anticipated that 100,000 to 150,000 people will use the conference center yearly, according to figures released by Dave Norris, president of Norris Conference Center, generating millions in user fees, taxes and merchandise sales for Balcones Heights and the mall.



Fire Department

... from the Chief

All of us in the Balcones Heights Fire Department hope that everyone had a joyous and safe holiday season.

The following is a summary of the 81 Emergency Calls answered by the Fire Department during the month of November:

Illness Related Calls:	23
Injured Persons:	14
Auto Collisions:	15
Fuel Spills:	2

False Alarms:	5
Mutual Aid:	6
Public Assistance:	8
Fire Calls:	8

If you have fire safety questions please call the Fire Department. We will be happy to answer your questions.

Chief Ben Hoeffner
735-9206

The City of Balcones Heights Annual Calendar of Holidays 2005

The Balcones Heights City Council approved the following holiday schedule for 2005*

January 17, 2005 (Monday)

Martin Luther King Day

February 21, 2005 (Monday)

President's Day

March 25, 2005 (Friday)

Good Friday

May 30, 2005 (Monday)

Memorial Day

July 4, 2005 (Monday)

Independence Day

September 5, 2005 (Monday)

Labor Day

November 11, 2005 (Friday)

Veteran's Day

November 24, 2005 (Thursday)

Thanksgiving Day

November 25, 2005 (Friday)

Day after Thanksgiving

December 26, 2005 (Monday)

Christmas Day Observance

January 2, 2006 (Monday)

New Year's Day Observance

*City Council also authorized one "floating" holiday for each city employee.

City staff members may schedule their "floating" holiday at their discretion, as long it is approved in advance by their supervisor.

City Staff Receive Safety and Service Awards

The City of Balcones Heights honored city staffers with safety and service awards at the City's holiday party December 11th at the Crossroads Convention Center. Mayor Jim Craven, attended the awards ceremony, as did City Council members Bennie Cass, Suzanne de Leon, Lucille Wohlfarth,

and Bill Johnson. The Mayor lauded the evening's honorees.

"The fact that our City has such a stellar roster of safety award winners and long-time employees speaks volumes about the quality of our work force, the City's work environment, and the overall dedication of our City staff," said Craven.

Safety Award Winners

The following individuals, each employed by the City for at least one year, have never had an accident on the job or a job-related injury:

Police Department

Robert Acosta
Robert De La Garza
Lee Faz
Eddie Hill
Gracie Lerma
Joyce Pena
Rusty Roper
Raul Zamarripa

Fire Department

Mike Brown
Garett Daugherty
Josh Downes
Ben Hoeffner
Steve Meinecke
Oscar Reyna
Rick Wall

City Hall

Yvonne Baez
Michelle Garcia

Length of Service Pin Recipients

25-Year Pins

David Castro/Maintenance
Grace Lerma/Police Department
Kenneth Menn/Police Department
Donald Stephens/Fire Department
William Ward/Fire Department

20-Year Pins

Ben Hoeffner/Fire Department
Joyce Pena/Police Department
Richard Wall/Fire Department

10-Year Pins

Yvonne Baez/Court
Delia Flores/Administration
Donald Hill, Jr./Police Department
Mark Knight/Fire Department
Russell Roper/Police Department

15-Year Pins

Robert De La Garza/Police Department
Steven Meinecke/Fire Department
Ramon Menchaca/Police Department
Edwin Slater/Police Department

5-Year Pins

Garett Daugherty/Fire Department
Joshua Downs/Fire Department
Bret Mainz/Fire Department
Barbara Tuttle/Police Department

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Balcones Heights Calendar • January 2005

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
	<i>Brush pick-up dates for 2005 have not been scheduled.</i>					1
2	3 P&Z Meeting 6:00 p.m. Justice Center	4	5	6	7	8
9	10 City Council Meeting 6:00 p.m. Justice Center	11	12	13	14	15
16	17 Martin Luther King, Jr. Day City Offices Closed	18	19	20	21	22
23	24	25	26	27 CVB Meeting* Senior Citizens Dinner**	28	29
30	31			*5:30 p.m. – Justice Center **6:00 p.m. – Civic Center		

**SAFETY TIPS
FROM THE FIRE DEPARTMENT**

111 ALTGELT
WE WISH YOU A SAFE AND HAPPY NEW YEAR.

Since winter is here and the weather colder, some of us will be using space heaters to help ward off the chill. It is nice to curl up in a blanket with a good book, a cup of hot tea, a few cookies and the trusty space heater at our feet, but, before you turn on the heater, be sure to check all cords and plugs for frayed ends or damage. Check surroundings for loose clothing, paper or any other flammable material. Make sure all materials are a safe distance of a few feet away from the heater. Be especially careful of children and pets that want to play or get cozy too near the heater, plugs or outlets.

January is a good time to change the batteries in the smoke/fire alarms and the carbon monoxide detector and check the water heater and heating system in your home to make sure they are in top working condition. Take a tour of your home, inspect all outlets for damage or overloading. Also, are surge protectors up to date and not overloaded? Make a list of these new years' checks for next year.

Winter is also flu and cold season. Be sure to maintain a healthy diet, drink plenty of liquids and get adequate rest and exercise. Consult your healthcare provider before beginning any exercise program or using OTC medications. Some medications have an adverse reaction when used with other OTC's, herbal products or prescribed medications you may be taking. Read all labels and follow recommended dosages. Never mix drugs with alcohol.

Other precautions, such as washing hands after coming in contact with cold and flu germs can greatly reduce your risk of infection. Consult your healthcare provider about a flu shot if you are at a higher risk.

We will be here to help you make safety a top priority in 2005.

BHPOA Toy Drive A Huge Success!

The first annual Holiday Toy Drive sponsored by "The Balcones Heights Police Officer's Association" was a great success!!! We are delighted to report that although this is our first attempt, we will be able to distribute at least one toy to every needy child on our list!!!!

This program is a part of the BHPOA's new Community Relations and Opportunities Program (CROP) and is one of several community-based programs slated to take place over the next year. We embarked on the planning of the toy drive cautiously optimistic about the success of the program always remembering that even if we were only able to help one family experience a better Christmas, then we were triumphant.

However, with the help of the San Antonio City Employees Federal Credit Union, World Car Mazda and Dave and Busters who all chipped in to allow the placement of toy drop boxes at their locations and all that displayed flyers in their windows, donors were able to find a convenient place to drop their unwrapped toys. As with every project, we have learned a great deal about how we can facilitate the toy drive better. With the help of our community's suggestions and donations, we are already looking forward to an even more successful program next year.

On behalf of the BHPOA, I would like to say thank you to the citizens and businesses of our city that helped to make Christmas a little more special for the underprivileged children in Balcones Heights. Should anyone like more information on the BHPOA or its programs, please call Neala Montague, Director of Community Relations at 210-859-2979.



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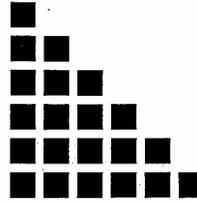
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- Santikos Bijou

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Balcones Heights

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#2	\$35	2x4
#3	\$35	2x8
#4	\$50	4x4
#5	\$65	4x8
#6	\$75	6x8
#7	\$85	8x8
#8	\$100	8x10

Ad Sizes & Prices

All sizes are approximate. Ad copy and payment must be to the Alliance no later than the 20th of the month prior to publication. Ads requiring a proof must be to the Alliance no later than the 10th of the month prior to publication. Please call Lynn Calkin @ 857-9571 or Tiffany Gailan @ 669-5721.



The Business Alliance will meet
January 12 at SpringHill Suites by Marriott,
February 16 at Bonanza,
and
March 16 at Grady's.

All meetings begin with networking at noon.
Each meeting will feature a guest speaker,
lunch, updates on city council and planning
and zoning, and business interests in our
community.

The board of directors and officers meet at
11:00 am prior to the regular membership
meeting.

Dues are \$10 per member per meeting or \$100
per year per member.

The Business Alliance will have an information booth
at the Cowboy Breakfast again this year. Please
contact Mel Villarreal at 229-1800, Lynn Calkin at
857-9571 or Elizabeth Wells at 737-6086 for more
information.

We will soon be planning our involvement in this
year's Jazz Fest at Crossroads Mall. Join us for the
good music, food and fun.

2005 Officers

President-Elizabeth Wells
Vice President-Tiffany Gailan
Secretary-Cathy Oliver
Treasurer-Sal Mendez

Board of Directors
Mike Alcoces
Mel Villarreal
Danny Davila

Executive Director
Lynn Calkin

Special Events Coordinator
Ana Rasmussen

NEW RESIDENT PACKETS

Businesses are invited to participate in
the 100 New Move-In packets
distributed to apartment complexes each
month. Coupons, flyers, brochures,
small gifts are accepted.

Our new residents have enjoyed coupons
from Pizza Hut, Long John
Silver's, Roll Out, Anne's Old
Fashioned Ice Cream, A-AAKey Mini
Storage, Rent-A-Center,
Bonanza, Schlotzsky's, Advance Amer-
ica, Money Box, Curves of
Balcones Heights, Taco Cabana,
SpringHill Suites by Marriott, Dave &
Buster's, Monarch Dental, and a guide
listing of businesses in
Balcones Heights.

The Alliance wishes to extend a special
"Thank you" to Ms Lucille Wolfarth for
her hard work assisting us with the
welcome of our new neighbors.

For more information on how you can
join these fine businesses in welcoming
new residents to our city and inviting
them to shop with you, please contact
Lynn Calkin @ 857-9571, Mike Alcoces
@ 732-3039
or Tiffany Gailan @ 669-5721.