

BLANCO WOODS HOMEOWNERS ASSOCIATION NEWSLETTER

January 2024



Feb. 14. Valentine's Day



Feb. 21- Annual BWHOA Member Mtg. - Board Elections



Feb. 22 - Board Mtg.

Mar. 10 - Daylight Savings Time - "Spring Forward" - set your clocks ahead 1 hr.



Mar. 17 - St. Patrick's Day



Mar. 31 - Last day to pay dues for a \$10 discount

April 17 - Board Mtg.

April 20 - Pool keys distributed at the pool area 10 am - 1 pm



2024 Dues must be paid in order to obtain a pool key.

PRESIDENT'S MESSAGE

Happy 2024! Blanco Woods is off to a great start for this new year

On January 1st we had our annual Polar Bear Plunge with 24 attending and 8 brave souls making the jump. It was a lot of fun to watch. The Westbrooks showed that the family who plays together, stays together - all 4 of them and a family friend took the plunge! We had our very own in-house polar bear to cheer on the jumpers. Many thanks to Bob and Nancy Oroszi for organizing the event and for helping warming everyone up with hot cocoa and cookies.

All BWHOA homeowners are invited to attend the annual Member Meeting which will be held on Wednesday, February 21, from 7 - 8 p.m. at Faith Presbyterian Church. We hope to also have some guests bring us news from the neighborhood and our Council District. There are 4 Board positions to fill this year. Have you ever thought about getting involved? New ideas and input are always needed and welcomed. Please consider participating on your HOA Board. I'm happy to answer any questions you may have about what is involved, so please feel free to contact me.

I look forward to seeing many of you at our Member meeting!

Sue Trautner

BWHOA President

OAK TREE PRESERVATION



To prevent Oak Wilt from destroying your trees as well as causing long-distance spread to other oaks,

please avoid pruning oak trees from **February 1 - June 30.**

This is the time the destructive sap-feeding (nitidulidae) beetles are most active.



2024 Blanco Woods HOA dues notices were recently

mailed out. If you are interested in the early-bird discount of **\$10** off of your dues, please have your payment in by **March 31, 2024.**

All payments are due by April 30, 2024

BWHOA 2024 CALENDAR

BOARD MEETINGS

**7:00 - 8:00 p.m. at
Faith Presbyterian Church**

Wed., January 17

Thu., February 22

Wed., April 17

Wed., June 19

Wed., September 18

Wed., November 20

Wed., January 15, 2025



ANNUAL MEMBER MEETING & ELECTIONS



**Wed., February 21, 7 - 8 p.m.,
Faith Presbyterian Church**

NEIGHBORHOOD EVENTS

Pool Key Distribution - **April 20**
(10 a.m.—1 p.m. at pool area)

Shredding Event – **May 4**, from 9 – 11:00 a.m.

Pool Party - **May 18**, from 6 - 9 p.m.

Back-to-School Parade & Picnic - **August 3**, from 6 - 8 p.m.

S. A. Neighbors Together (formerly called
National Night Out) - **October 1**, from 6 - 8 p.m.

Polar Bear Plunge – **January 1, 2025**, 2 p.m. at the pool



The December holidays are
now well-behind us so
pleasetake down the outdoor lights and decorations, in-
cluding up-lights in front of houses and in landscaping,
and store them until later this year.

Thank you!

NEW HOMEOWNERS



We would like to extend a warm welcome to
our newest Blanco Woods homeowners. We
hope you participate and attend our neigh-
borhood events.

Anthony & Angela Sanchez

16819 Summer Creek

Kevin & Yun Shi Hakala

16911 Hidden Oak Woods

Cameron Clark & Audrey Trent

17006 Hidden Timber Wood

CONSIDERING ANY EXTERIOR HOME PROJECTS?



If you are considering
making any exterior changes to your home
or yard, to include but not limited to, new
windows, roof, paint, fence, landscaping,
shed, etc., please check the **Covenants** on
our website at: **www.blancowoods.com**.

Additionally, please complete and submit an
**Architectural Committee Control and
Home Improvement/Change Form
(ACCHI/CF)** - instructions are on the form,
located under “**Forms**” on our website’s
homepage. Please be sure to include
material samples and drawings as stated on
the form. Your request should be sent to
**Charles Schneider, Architectural Control
Committee Chairperson**. Please contact
Charles if you have any questions. Be
aware that any work must be approved by
the Committee prior to scheduling or
starting work so please allow time for the
process.

BOARD NEWS

WHAT'S NEW?

Roslyn Higginbotham has volunteered to complete the term vacated by long-time Board member, Linda Viarques.

Congratulations and thank you, Roslyn!

REAL ESTATE UPDATE IN SAN ANTONIO AND IN BLANCO WOODS



Blanco Woods continued to be a popular neighborhood with home buyers in 2023!

Last year there were 8 home sales, with one home bought and sold twice! Sales prices ranged from \$340,000 to \$567,500 with the average being \$415,625. Sold properties averaged approximately 96% of their final list price. The average number of days on the market was 39, although the range was from 17 to 82.

As of this writing, there are currently no properties on the market.

Ever Wonder What Your Dues Are Used For?

Dues are used for the operation, repair and maintenance of Blanco Woods' common areas. Operational expenses include water and electric usage, insurances, taxes and pool maintenance. Additionally, capital improvement projects are done as funds are available.



District 9 UPDATE

If you are interested in participating in this event, please contact Councilman, John Courage's, office at 210-207-0955.

District 9 Councilman John Courage

PRESENTS

Delegate Agency Tour

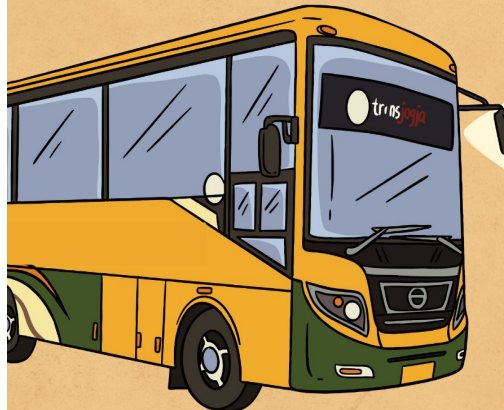
Friday | February 2nd | 8:30am – 2:30pm |
Departing from Walker Ranch Senior Center
835 W Rhapsody Dr, San Antonio, TX 78216

This Tour's Locations:

**Pre K
4 SA**

**South TX
Blood
Bank**

**TxDOT
Trans
Guide**



Space
limited:
RSVP
required

**Breakfast,
coffee, and
lunch will be
provided!**

Newsletters

Published quarterly and are emailed to residents and posted on the Blanco Woods website.



BLANCO WOODS HOMEOWNERS ASSOCIATION

13423 Blanco Rd., #313
San Antonio . TX . 78216

WE'RE ON THE WEB!
www.blancowoods.com

Next Board meeting:
Thu., Feb. 22 at Faith Presbyterian Church
Join us at 7 p.m.

Your Board of Directors and Committees

DIRECTORS

President

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COMMITTEE CHAIRPERSONS

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Capital Improvements. Landscaping & Maint.

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District 9 Liaison

Vacant

Grievance & Website

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Welcome

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