



Perimeter Fencing Update

Spring 2020
1st Quarter

We are currently at Section 5 on the drive to replace all HOA-owned perimeter fences. Works are beginning on Oscar Wood, with Section 4, Victory Cavern, recently completed. The next section, 6, is planned to be Cavern Hill, with Liberty Field to follow.

The cost of the replacement fences is coming from our Reserves (savings) Fund and has run about \$100-200K for each section.

These repairs have been very expensive but much needed. These works will make Bridgewood even more beautiful to all who visit and reside here.

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Bexar County Street Construction

You may have noticed a lot of construction around here lately. Currently, Bexar County is working on two street construction projects in Bridgewood, providing a much-needed renovation for our community.

One project has crews finishing up works on Cavern Hill and beginning works on Vollmer Lane as of the date of this writing.

The second project was announced in December 2018 and is a \$4.3M endeavor to repair the streets, curbs, gutter, and enlarge the sidewalks to meet ADA specifications. There are 15 streets included for this construction:

Cascade Canyon, Quarry Ln., Sierra Trail, Colonia, Oro Canyon, Alpine Shore, Clipper Pass, Gideon Rock, Fossil Banks, Cavalier Point, Arrowhead Pool, Elktree Pass, Expedition Creek, Tavern Point, and Hallow Pass.

If you have any questions or concerns about these projects, please call Bexar County Public Works at: (210) 335-6700. Please remember that the HOA is not in charge of nor are any of your assessments going to pay for these works.

President's Letter

Hello Bridgewood!

Welcome back to our newsletter! We hope you find it informative and helpful.

Pool season is almost here! We have an extended season again (02 May – 27 Sep), along with an earlier hour opening to accommodate those with small children. Lap swim is now an hour earlier as well.

I hope you will join me in congratulating our own Norlando Williams for winning CAI's On-Site Manager of the Year! Yay!

On that note, we have a new member of our staff to welcome, Leticia Cardenas, our Asst. Manager. Lettie is here to ensure the office has as much coverage as possible. She fits right in to Bridgewood already!

I'm also thrilled that Director Barbara Zopp has been elected by the Board to serve as mine and your Vice President. She is an excellent asset and I have great hopes for her future in Bridgewood.

I would like to take this opportunity to let you all know how much we appreciate all of our residents. It's because of you that Bridgewood is the best!

Please remember to visit our web site at www.mybridgewood.com. While there, sign up for our newsletter of updates.

Happy Spring!
Steph Needham
President

Pool Cards

We have recently installed a new gate system for the pool. Your current pool card will need to be exchanged with a new one beginning 16 March. If you have a current pool card, the replacement is free. However, if you do not currently possess one, a \$30 fee will apply (this is how much the Association paid for your replacement card) and you will have to fill out a form and sign off on the pool rules.

To purchase or exchange a pool, please visit the Bridgewood office located at 11102 Liberty Field, San Antonio, TX 78254, open from 8:30 a.m. to 5:30 p.m. pm Mondays through Friday. Please note that you must be current on your Assessments in order to obtain a card.

If you have any questions or need assistance, please contact RealManage at service@realmanage.com or (866) 473-2573.



2020 Pool Hours

02 May – 04 June 2020

Monday - Friday:
Closed

Saturday & Sunday:
11:00 pm to 8:00 pm – Open (Lifeguards present)

05 June – 23 August

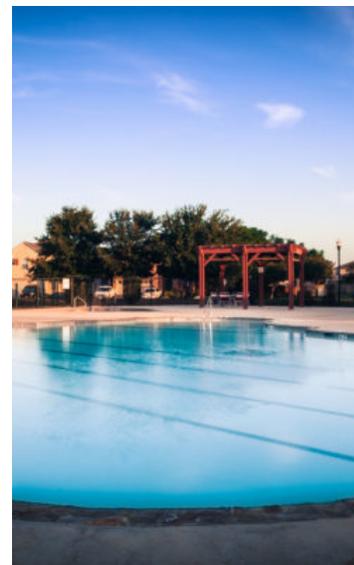
Monday:
Closed

Tuesday - Friday:
7:00 am to 9:00 am - Lap Swim (No lifeguards present)
11 :00 am to 8:00 pm- Open (Lifeguards present)

Sat & Sun:
11:00 pm to 8:00 pm – Open (Lifeguards present)

24 August -27 September 2020

Monday - Friday:
Closed



Saturday & Sunday:
11:00 pm to 8:00 pm – Open (Lifeguards present)

Holiday Schedules

25 May 2020, Memorial Day
04 July 2020, Independence Day
07 September 2020, Labor Day

11:00 pm to 8:00 pm – Open (Lifeguards present)

Bridgewood Youth Soccer (BYS)

The Bridgewood Youth Soccer (BYS) have announced that there will be no Spring 2020 season due to planned construction on Vollmer Lane. BYS will be back and better than ever for Fall 2020!

The Board would like to thank the volunteers on the Committee for donating their hearts and time to the youth of Bridgewood. These members are: Camy Katherman, Asst. Commissioner; Adam Marsden, Assistant Commissioner; Diana Mainard, Treasurer; Whitney Sanchez, Team Parent Liaison; and Lauren Deroest, Coaches Liaison.



www.bridgewoodsoccer.com

soccer@mybridgewood.com

Join BYS on Facebook!
<https://www.facebook.com/groups/635205286648041/>

Seasonal Tips

Lawn Tips

- Stop summer weeds. Spread a pre-emergence herbicide to stop them before they sprout. Apply the pre-emergence product from mid-February to early March for best results.
- Avoid heavy yard work in the spring until the soil dries out – foot traffic and hard raking can compact or disturb soggy soil and damage tender, new grass shoots. Once the soil is good and dry, give your lawn a good spring cleaning to encourage grass growth and discourage pests and diseases.
- Low areas in the yard or next to the foundation should be filled with compacted soil. When water pools in these low areas in summer, it creates a breeding ground for insects.

Home Tips

- Use a screwdriver to probe the wood trim around windows, doors, railings, and decks. Make repairs now before the spring rains do more damage to the exposed wood.
- Inspect concrete slabs for signs of cracks or movement. Fill cracks with a concrete crack filler or silicone caulk. When weather permits, power-wash and then seal the concrete.
- Clean your dryer vent. Not all lint is caught in the lint trap; some makes its way into the dryer vent. A plugged vent not only wastes money, but could also cause a house fire.
- Vacuum your refrigerator coils. The coils you'll find on the bottom or back of your refrigerator conduct the hot air from inside the unit. If they're coated with dust, they do the job less efficiently and cause your fridge to work harder. That means a higher electric bill for you. Use a vacuum cleaner hose or a brush to clean the coils.
- Time to check the batteries in your smoke and carbon monoxide detectors again when changing your clocks.

Just a General Tip

- If you see a flower, take a moment to stop and smell it ☺.



RealManage is the Management Company that does such a great job at helping to take care of the Bridgewood community. Please contact RealManage with any issues, questions, complaints, or concerns you may have about your account, community, neighbors, and services provided.

On-Site Office

At the pool. Hours: 8:30-5:30, Monday through Friday

RealManage Email:

Service@ciemail.com

RealManage Toll-free

Number: 866-473-2573, The Resident Service Center is open from 7:30 a.m. to 7:00 p.m., Monday through Friday.

Assessments

2020's Assessments were due on 01 January 2020 for \$351.92. If you know someone who cannot pay their assessments or if you're having financial difficulties, we offer payment arrangements and several ways to pay that may keep an account from being referred to the attorney. To pay:

Phone: Call RealManage Resident Services Group at 866-473-2573.

On-Site: The on-site office located at the pool on Liberty Field takes payments via check or money order.

Resident Portal: Use your account number to log-in at www.realmanage.com.

Mail: A check or money order including your account number made payable to Bridgewood can be mailed to the following address:
Bridgewood C/O RealManage
2633 McKinney Ave #1305-502
Dallas, TX 48204-2581

Deed Restriction Violations (DRVs)

The current DRV rate is fantastic! There are currently only 7% of homeowners with unfixed open violations. Violation letters can only be sent in specific time frames and in certain amounts per law. In addition, in order to issue a violation letter, a complaint has to be witnessed by a representative of the HOA or reported in a specific manner, by you, the residents.

Helpful Contact Info

Bexar County Animal Control Services
For A Dog or Cat Problem,
Call: 210-355-9000

Bexar County Sheriff's Office (BCSO) Non-Emergency Line
Please call the BCOS at **210-335-6000** if you are concerned about any suspicious activity in and around the community.

Bexar County Dispute Resolution Center
Have an issue or complaint with a neighbor? Call the Bexar County Dispute Resolution Center at **210-335-2128**.

City of San Antonio
If you are one of the few homes we have inside the City of San Antonio, please call **311** for City services.



Post Office
Leon Valley provides our postal services and they are located at: **6825 Huebner Rd., San Antonio, TX 78238**.

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