



# Views From The Summit

The Newsletter of The Summit Homeowners Association

## From the Summit - President's Perspective

By Dr. Ivor Young

Hello, Neighbors!

This is the beginning of a new year and a new Board of Directors for the Summit Homeowners Association. We are here to represent you as we improve our neighborhood. As President of the Board, I am energized about the ideas and projects we have in mind. First and foremost we have to come to the realization that this Association will not work without you: the homeowners. The homeowners have to play an active part. We need to get more people interested in our neighborhood. Without neighborhood support, the homeowners association will be useless. Without a homeowners association we will be under the rules and regulations of the Stone Oak Property Owners Association. We will not have a voice. Let's work together to make our neighborhood a better place to live.

Now for the good news! We have a new Board: President – myself; Vice-President – Greg Dixon; and Secretary – Treasurer – Pam Hoyler. We have a new Architectural Control Committee: Bert Thompson, Chairman; Tom Trbovich; Greg Larson; Ivor Young; and Greg Dixon. We have a new Landscape Committee: Micky Dixon, Chairperson; Eva Heinrich; Alice Vida; and Sandra Pakes. We are happy to welcome Melanie Constantinides back as Neighborhood Watch Coordinator. And we have many wonderful block captains! Thanks go to George and Melanie Constantinides for the production of the Newsletter. Great job! We need more involvement from our homeowners in Summit II. Call us if you want to join the momentum... we can always use more people.

We have renewed our contract with ProComm, our property management company. We are guaranteed to have C.J. Jones as our property manager. C.J. has been our point of contact "forever". He is our advocate. C.J. goes the extra mile for the Summit and Summit homeowners. Thank you, C.J.

The "President's Perspective" will be a regular column in our newsletter. I will keep you abreast of what we are doing, so you can be part of the loop. We have to keep our property values up. We are in the process of getting bids for new signage for the entrances into Summit I and Summit II. The board will be interested in any ideas that will give our neighborhood a more inviting look; please contact a board-member with your suggestions!! ♦

March 2001

## Vice President's Viewpoint

By Greg Dixon

Hi. I'm Greg Dixon, newly elected Vice President of the Summit Homeowners Association Board of Directors. I was elected to a 1-year term at the last Homeowners meeting, and I would like to assure there were no "chad" issues.

I moved into The Summit in 1995, purchasing an existing home. Since that time, I've married; my wife Micky and I have a daughter, Victoria who's 7. One of the things that attracted me to The Summit is the well-maintained appearance of the neighborhood, and the friendliness of the neighbors. We have considered moving, at times, but cannot find an area we like as well as The Summit. There are few that can combine all of the attributes with the value of our neighborhood. I have lived in San Antonio since 1993, and I represent a medical book publisher. Prior to 1993, I lived in Shreveport, LA for 20 years. I have served on the board of two subdivisions that I have lived in previously.

My duties as Vice-President will be liaison with the various committees serving in The Summit, as well as the regular board duties. If anyone has any concerns or suggestions, please call me at 497-3462. ♦

## City of San Antonio Community Link Service Center

By Alice Vida

As of December 19, 2000, there has been a city service center open at the Valley View Shopping Center at 8523 Blanco Road near Marshall's off of West Ave. The hours are Mon-Fri 8am-6pm, and Sat 10am-6pm. The telephone # is 207-6150. Some of the services are as follows: payment of parking or traffic tickets, park reservations for city and county facilities, birth certificates, pet licenses, Code Compliance concerns, Public Works services, city job applications, permits for residential or commercial construction activities, etc. ♦

## ACC Zone

By Bert Thompson

All Summit Homeowners:

The purpose of the Architectural Control Committee (ACC) of the Summit Homeowners Association is to assist each of us, as homeowners, to maintain the value of our homes and to maintain and preserve the appearance of our sub-division.

As our homes were being built there were certain "construction and use" restrictions, which the builders were required to follow. As each home was sold, each buyer was furnished a copy of the By-Laws of The Summit Homeowners Association which sets forth the restrictions that the homeowner must follow concerning use and/or architectural modifications to our homes. Those restrictions are consistent throughout the sub-division. We are ALL partners in maintaining the provisions of those deed restrictions in our neighborhood and we are ALL the beneficiaries by doing so. Since we in "The Summit" are a part of the "Stone Oak Sub-Division" and within the "city limits of San Antonio", we are subject to the codes and restrictions of three (3) entities. When these restrictions are violated, the homeowner is advised of the violation(s) and allowed to bring the property into compliance. If the homeowner refuses to do so, they are subject to legal filings, including the prevention of the property being sold with a clear Title, until it is brought into compliance with the Deed restrictions.

Your ACC Committee wants to work WITH each homeowner who desires to make improvements to their property by exterior modification or other additions so that all such actions are avoided. We are here to HELP--- not HINDER.

When you are considering changes or additions, please let us know and we will arrange to meet with you to review your ideas or plans. Should your plans not conform to your Deed restrictions, we may be able to suggest ways to bring those plans into compliance. When they do conform to the restrictions, we will assist you in getting approval from the Board Of Directors of our Homeowners Association in a timely manner.

The process is fairly simple and should require only a short time to review, evaluate and make sure your application for approval is complete. It will assist you by eliminating miscommunications, misunderstandings, and possible time delays in getting your plans approved.

Call our Property Management Company, ProComm at 545-1888. Ask for C. J. Jones, CPM. He will promptly refer your request to your ACC Committee. ♦

## Classifieds

For Sale - Computer desk and printer stand-Med oak. Includes a heavy duty plastic chair, rug protector and a fluorescent lamp. All for \$60. Call Alice Vida @497-4456. ♦



## The Landscape Scene

By Micky Dixon

Hello neighbors! Do you have a green thumb? Do you like to see flowers & greenery everywhere? If you do... the Summit Landscape Committee is looking for you! Right now we are made up of 4 people, Eva Heinrich, Sandra Pakes, Alice Vida & Micky Dixon (that would be me - I am the newly elected chair person). As Landscape Committee we will discuss our entrances, the park & sports court areas & this year's Christmas decorations. At present all of us are from Summit I, we like to have some input from Summit II residents, if this sounds like something you would be interested in or if you'd just like to make some suggestions please, feel free to give me a call @ 497-3462. Have a great day & happy gardening.  
\*Micky ;o} ♦

## Newsletter Publication

The Summit newsletter, "Views from the Summit" will be published quarterly on the 1<sup>st</sup> of the following months: March, June, October and December. (The October issue is planned to include information on the annual homeowner's meeting, which occurs in October.) Deadlines for submission of materials to be included in each issue are the 10<sup>th</sup> of the month preceding each publication date, (e.g. May 10<sup>th</sup> is the deadline for the June issue). Please submit all copy to Melanie & George Constantinides at [mconstan\\_99@yahoo.com](mailto:mconstan_99@yahoo.com) or call 497-5616 for info on how to hand deliver materials.

All residents are welcome to submit classified ads, business card ads, (both free of charge) or letters to the president (or other officers) highlighting your concerns. Or, you may choose to submit an article that would be of general interest to residents of the Summit. The Board of Directors, together with the newsletter staff reserves the right to edit material submitted for publication in this newsletter or to disallow certain material.

This is YOUR newsletter! Take advantage of it! ♦

# Neighborhood Watch "Notices and Reports"

## High Hopes for the Summit

By Melanie Constantinides

I'd like to say that with the election of new officers this past October who are enthusiastic, capable and highly motivated, and the appointment of many new committee chairs and members who also share those qualities, I personally have renewed high hopes for the Summit becoming the best neighborhood it can. There's a momentum and excitement building with this new "administration" of the Summit, which can only be furthered by the involvement of more residents. I strongly encourage residents to get involved and support these new leaders— this is a great time for it! New committees (such as social activities, welcoming, ...) and task forces can be formed to study particular problems or possibilities depending on resident involvement, or residents can join an existing committee, depending on their area of interest or expertise. It's a great way to get to know new people as well as receiving the satisfaction one gets from doing something worthwhile for one's community.

Residents should feel free to communicate with board members regarding problems they may be facing with neighbors or other issues, as well as to make suggestions for improvements in our neighborhood, in addition to asking questions of block captains and the Neighborhood Watch Coordinator. (See list at end of this newsletter for names and phone numbers.) I assure you that these new officers are committed to representing the members of this community and making it better and would love to hear from residents.

Another way to get involved in your neighborhood is to become a block captain. Additional block captains who are committed to the "Neighborhood Watch" philosophy are needed to maintain the success of this program. A couple of the blocks currently do not have captains, and a few have captains who have been doing the "job" for longer than their fair share and would be happy to give someone else a chance. Again — it's a great way to meet residents of your neighborhood! Please contact me if you'd like more information as to what's involved in being a block captain.

Remember — this is YOUR neighborhood! Accept the ownership and the responsibility to take care of it by becoming involved! ♦

## The Philosophy of the "Neighborhood Watch" Program

As you may know, the Summit is a "Neighborhood Watch" area (hence the signs at each entrance announcing this). What you may not know is what that means. Basically, it means that our neighborhood has an organized system for encouraging communication and familiarity among residents, the philosophy being that the better neighbors know one another, the better able they will be to recognize strangers and what constitutes normal activity as opposed to suspicious

activity. This is accomplished through our neighborhood's participation in National Night Out every August, other block parties organized by block captains or other residents, and having a community directory and block captains to facilitate communication among residents. As part of the Neighborhood Watch program, car stickers are distributed to residents in order to identify vehicles as belonging to residents of the Summit and new neighbors are greeted by block captains and given a welcome packet. Residents should feel free to contact their block captains or the Neighborhood Watch Coordinator (see the lists of names in this newsletter) with questions pertaining to the neighborhood, and are encouraged to organize get-togethers themselves in order to get to know fellow residents better. The overall increased safety of the neighborhood will be enjoyed by all the more we adhere to this philosophy. ♦

## ~ Safety Alert ~

Things have been quiet to my knowledge in recent months with the exception of a recent series of car window shootings. Apparently, someone had a hay day going around the Summit and other Stone Oak neighborhoods recklessly shooting pellets into the back windshields of vehicles parked along the road. Although the motive doesn't appear to have been theft, it is a good idea to take extra caution regarding leaving valuables in your vehicles overnight if they are to be parked outside. It is also advisable to park in your driveway rather than in the street whenever possible.

Just as a reminder — please take the time to report any crimes you witness or are a victim to, to the Neighborhood Watch Coordinator as well as to the police, so that word can be circulated around the neighborhood to put other residents on alert. And please: Everyone try to pay attention to all who you see walking and driving through the neighborhood and be ready to report any suspicious activity. Remember — we all need to work together to keep this a safe neighborhood! ♦

## Head In Parking a Ticket-able Offense

SAFFE Officer Felix Rendon has informed the Association that parking "head-in" in cul de sacs is a ticket-able offense. The legal way to park in a cul de sac is to parallel the curb, not to be perpendicular to it. And, since the Summit Board members are held accountable if such offenses are not reported to our officer, they will feel obligated to do so whenever witnessing a vehicle parked head in. The board has received several complaints about this practice and has requested that SAPD begin enforcing the law regarding it. A vehicle will be ticketed if observed by an officer patrolling the neighborhood to be parked incorrectly in a cul de sac. Please be forewarned and avoid parking this way. It provides a safety hazard to cyclists, pedestrians and motorists to have vehicles parking in such a manner, and is inconsiderate to your neighbors. Thanks for your cooperation! ♦

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## The Summit Homeowners Association

Board of Directors  
Dr. Ivor Young  
Greg Dixon  
Pam Hoyler

### Association Officers:

President  
Dr. Ivor Young  
497-4501  
Vice-President  
Greg Dixon  
497-3462  
Secretary – Treasurer  
Pam Hoyler  
497-4190

Management Services  
Procomm  
1017 Central Parkway North  
Suite 112,  
San Antonio, TX 78232-5009

C.J. Jones, Summit Property Manager  
545-1888, ext. 136

Landscape Committee  
Micky Dixon, Chair  
497-3462

Architectural Control Committee  
Bert Thompson, Chair  
497-7425

Neighborhood Watch  
Melanie Constantinides, Coordinator  
497-5616 or mconstan\_99@yahoo.com

SAFFE Officer  
Felix Rendon #096  
207-8350 ext. 746

Newsletter  
George & Melanie Constantinides  
497-5616 or mconstan\_99@yahoo.com

*"Notices and Reports" continued from page 3*

## Neighborhood Directory

Some of you have received your Summit Neighborhood directories, while the rest should be receiving them shortly. It took along time to get this first directory completed, so unfortunately, they already contain a lot of outdated information. Part of the problem was that a majority of residents did not complete and return their information forms for inclusion in the directory, so that forms had to be hand -collected by block captains. Subsequent directories should be much faster to produce, now that we've done it once, provided that residents cooperate with the production process. The next directory update effort should be made sometime this fall. Enjoy using your directories and PLEASE - help us by returning the update forms in a timely manner next time! This directory is for your convenience and your safety! ♦

## BLOCK CAPTAINS

Block 1  
Alice Vida (temporary)  
1123 Summit Crest  
497-4456

Block 2  
Terri Slauson  
1206 Summit Crest  
497-5889

Block 3  
Patty Larsen  
1102 Oak Path  
497-0552  
&  
Chris & John Stanzone  
1122 Oak Path  
497-7624

Block 4  
Karen Worsham  
25050 Summit Creek  
497-8370

Block 5  
Rodney & Teri Bradley  
1110 Summit Hill  
497-8984

Block 6  
Connie Hildebrand  
25006 Granite Path  
481-2555

Block 6-1/2  
Gay Pfaff  
1214 Summit Creek  
497-3678

Block 7  
Connie Barz  
1311 Summit Creek  
497-3938  
&  
Theresa Scruggs  
1310 Summit Creek  
497-8911

Block 8  
Brenda Kelley  
26026 Granite Path  
497-7612  
&  
Connie Walden  
27007 Granite Path  
497-2554

Block 9  
Debbie Wadiwalla  
1414 Summit Creek  
497-0150

Block 10  
Melissa O'Neal  
1323 Summit Bluff  
497-2256

**NEIGHBORHOOD  
WATCH  
COORDINATOR**  
Melanie Constantinides  
1118 Oak Path  
497-5616