

The DOMINION

The Dominion News- May 2008

Starting with this issue you will see a new format; a list of the issues covered in the body of the newsletter will make it easier to find information relevant to your concerns. As always, we appreciate your comments and feedback.

May 2008 Newsletter - Topics

- * HOA Priorities for 2008/09
- * Reminder - Some Basic HOA Rules
- * Award for Apprehension of Graffiti Offenders
- * Dominion Overpass & Camp Bullis Intersection
- * HOA Office Building
- * Streets & Common Structures
- * Financial News

In addition to the newsletter you can always get information at our regularly updated website:

<http://www.dominionhoa.com>

By the way:

Can you believe it? In May the HOA had 1145 dues-paying members.

Dominion HOA Priorities for 2008/09

Your board defined these priorities for the current board year:

1. Complete the HOA Office on budget by April 2009.
2. Implement street patching in 2008 and prepare for major pavement upgrades in 2009.
3. Improve accounting system and financial management of reserves.
4. Work with state, county, and city organizations to ensure Dominion concerns are respected and we are well informed.
5. Continue upgrading of common areas.
6. Work with developers and builders for a satisfactory build-out of new areas.
7. Communicate with homeowners via regular newsletters and timely emails, website updates, and electronic signage.
8. Build a greater sense of community through a welcome program and other community activities.
9. Develop a disaster plan relevant to our area.

Reminder - Some Basic HOA Rules

As summer starts and kids and grandkids enjoy our neighborhood, please remember some basic rules:

1. A driver's license is required to operate ANY vehicle on our streets; that includes golf carts, off-road vehicles and the like.
2. The maximum speed limit on our major roads is 30 mph, while the maximum speed limit in residential areas is 20 mph. There are no exceptions to this rule.
3. Please, curb your dog and clean up after it; common areas and your neighbor's front yard are not dog toilets.
4. Only Dominion residents are entitled to a gate transmitter. All transmitters must be attached to a vehicle registered with the HOA.

Award for Apprehension of Graffiti Offenders

In recent weeks some common structures have been defaced with graffiti. Your HOA Board considers this a very serious issue and has authorized a \$1000 reward for information leading to the apprehension and conviction of the vandal(s) responsible. The San Antonio Police Dept. has informed us that charges ranging from misdemeanor to felony prosecution are applicable depending on the amount of damage and the cost of repairs.

Surely you agree that the action of isolated individuals should not be allowed to tarnish the reputation of our community, our residents and their families. Please help us stamp out this problem by making all family members aware of this serious issue and the consequences.

Dominion Overpass & Camp Bullis Intersection

Highway construction will impede our traffic for some time to come, but ultimately these two projects will enable Dominion homeowners to bypass traffic at The Rim and Camp Bullis Road. We will enjoy improved access to Leon Springs, because the access roads will continue to serve two-way traffic from Dominion Drive outward on both sides of IH-10. You can come to the HOA office and view a large scale drawing of the entire project.

Dominion Overpass:

This \$20.3 M project is scheduled for completion December 31, 2008. Dominion Drive will be extended under IH-10 straight across to the east-bound access road. There will be 4-way stop signs at the intersection of Dominion Drive and the access roads. A west-bound turn-around lane will be constructed as part of the overpass system at Dominion Drive.

Camp Bullis:

This \$34.0 M project is scheduled for completion in October 2010. There will be both west and east-bound turnaround lanes under the Camp Bullis overpass. A new Dominion Drive exit ramp from west-bound IH-10 will be installed near Raymond Russell Park. A brand new east-bound entrance into IH-10 East will be constructed across from the new west-bound Dominion Drive exit. A redesigned west-bound entrance to IH-10 west of Camp Bullis Road will be located near Mission Park Cemetery.

HOA Office Building

An oversight committee was formed chaired by Billie-Kite Howlett, and with members Bob Cowan, Roberto Kenigstein, Ken Kopplin, Carol Merritt, and Barbara Olsen, with Ed Kelley serving as consultant. The architectural style with Mediterranean stucco and barrel tile roof will complement nearby buildings. Energy efficiency, low maintenance, and ADA compliance are emphasized.

The HOA is looking for donations of good-quality, retired office furniture, since our budget does not provide for new furniture at this time. Please contact the HOA office if you have something you wish to donate. We will gladly acknowledge your gift in an appropriate manner.

Streets & Common Structures

The intent of our 2008 street budget is to fix failing areas and keep our streets serviceable and safe. Construction traffic has been re-routed to minimize impact on our streets.

This year you will see a lot of patching and minor repairs all over the area, but that is only the beginning. We are preparing for the big job of major repairs which will start in 2009; this effort will require thorough engineering and an extended bid-process. We will keep you posted on progress.

Financial News

As reported at the Annual HOA Meeting, our finances are solid and we have adequate reserves to undertake all projects identified in the 5-Year HOA Capital Budget. The Treasurer and the Finance Committee are currently evaluating all HOA investment instruments in order to maximize yields at lowest risk consistent with the current market situation. Our accountant and HOA staff are currently testing alternate accounting software systems more suited to the requirements of our growing HOA.

Sincerely,

Brigitte B. Saidi, Chairman
Dominion Homeowners Association