



SAABE TIMES

A publication of the San Antonio Association of Building Engineers

February 2004

Mark Your Calendar—

JOIN US FOR OUR FEBRUARY LUNCHEON

The next General Membership Meeting of the San Antonio Association of Building Engineers is set for 11:30 am on Wednesday, February 18 at Alamo Cafe on 281. This month's meeting features the announcement of the 2003 Building Engineer of the Year Award. This year's nominees are:

- Floyd McDonald
- Charlie Mikolajczyk
- Roland Ortiz
- Jock Tilghman

The Building Engineer of the Year (BEOTY) award recognizes an outstanding contribution to our industry, and SAABE congratulates all the nominees (who were nominated by their peers). The BEOTY committee has interviewed all nominees and inspected properties in preparation for the award.

Bring your business cards – we'll have the SAABE Networking Board there to help facilitate networking.

Please RSVP to (210) 408-1699 by Tuesday, February 17. PLEASE RSVP so we can be sure to have enough meals on hand!

We hope to see you there! ❖

Education Corner

CFC Refrigerant Recycling

- Sponsored by the Texas Engineering Extension Service
- February 20, San Antonio
- March 12, San Antonio
- Cost: \$108
- Call 1-800-824-7303 or visit www.teex.com for more information.

Motor Maintenance

- Sponsored by the Austin Association of Facilities and Maintenance Engineers (AAFAME)
- February 24, Austin, 11:00 am-1:30 pm (lunch provided)
- Email amy-aafame@austin.rr.com for more information or to register.

OSHA Guide to Industrial Hygiene

- Sponsored by the Texas Engineering Extension Service
- March 1-5, Austin
- Cost: \$795
- Call 1-800-824-7303 or visit www.teex.com for more information.

HVAC Test Preparation Seminar

- Sponsored by Construction Seminars, endorsed by the Texas Air Conditioning Contractors Association
- March 6-7, Houston
- Cost: \$450
- Call 1-888-500-PASS or visit www.constructionseminars.com for more info.

National Facilities Management and Technology Conference

- March 9-11, Baltimore, MD
- Cost: free
- Features over 60 conference sessions on topics such as wireless facilities management, firestopping, integrating design and technology, and more.
- Visit www.nfmt.com for more information.

US DOT Hazardous Materials Training

- Sponsored by the Texas Engineering Extension Service
- March 23-24, Houston
- Cost: \$550
- Call 1-800-824-7303 or visit www.teex.com for more information.

Contact Education Director Jock Tilghman (681-2494) if you know of other courses. ❖

A Message from the President

by Bob Beal

First of all I would like to thank last months Vendor Showcase sponsors, Bexar Electric Voss Lighting. Also thanks to Steve Frase, PE from Rimkus Consulting for a great presentation.

True success always seems to come with some kind of a price. Just like our successes at work, this is also true with our successes with SAABE. As we start to grow as an organization, we also unfortunately spread ourselves a little thin. With all the things that come into play (building tours, Building Engineer of the Year, CBE issues, finding informative topics and speakers, keeping up with city matters and code changes) it is understandable that we may need some help. If you would like to help in any way, please call me at (210) 377-2626. I would like to think that engineers could help with engineer issues like Building Engineer of the Year and CBE, while vendors could help with education, Vendor Showcases, and sponsorships. We are in need of some good topical engineer-related sponsorships and education. I am asking our associate members to step up to the plate and make 2004 successful for not just the engineers but the trade in general. My successes were also shared with the vendors I was suddenly able to give business to. I would also like to invite some of you to help out with the newsletter. It takes a special kind of engineer to write a factual article. Your reputation is on the line with every comment. Charlie is a good example. He accepted that challenge many yeas ago with his "Tech Talk" articles. Is there anyone out there that would like to write a trade-related article? We need some fun stuff also. I know a lot people in this trade that do not know when to stop telling jokes, so here is your chance. Send me some engineer humor, and we will print it if it is clean enough.

Successes in 2003

In 2003 went by so fast. As I stated earlier in this article, with some success there will be shortcomings. I think it is important for our members to know both. We are going to provide you a list of successes and failures in the 2003 State of SAABE report. Please look forward to reading it. I hope everyone will absorb it and comment about it. After all it is your "CLUB." I think you will be pleased with the success-vs.-failure ratio.

Marley Cooling Tower Erection & Reconstruction

ROY C. GARRETT, INC.

411 FM 1103

San Antonio, Texas 78108

Keith Garrett

**Office 210-659-6701
Mobile 210-861-5245**

Engineer Spotlight:

**Paul Thompson
Brooks City Base**

I first met Paul Thompson at a SAABE meeting. At the time he was the President of SAABE (1997-2000). I was instantly impressed with his calm demeanor and reassuring tone. It seemed to naturally captivate everyone's attention. I was new with SAABE, and he made me feel glad I was "in the club." Installing and calibrating pneumatic controls is old school. I was impressed with his knowledge, and I knew Dan Rich had trained him. Dan was and still is undoubtedly one of the best control guys anywhere. When SAABE was asked to help fill the position of a second chief engineer for Brooks City Base, I immediately developed a relationship with Rod Riggins of Grubb and Ellis. With others, Rod heads up operations for the 2.2 million sq. ft. of property at Brooks, which has the chance to be part of a project that may be used as a model for other military faculties across the country. One of the first names that came to mind was Paul Thompson. Paul and I are not close friends, but somehow I knew he would be a safe referral for anything to do with our trade. Paul has been in the business going on 30 years and has the utmost respect from his fellow engineers. When asked, what was one of the main reasons for his success in San Antonio, his reply was, "Just stick with it." I could not agree more. Along with Henry Elizondo, Paul now has one of the biggest engineering projects in town. His other accomplishments include the 2001 SAABE Engineer of the Year and Vice President of SAABE from 1995-97. Please congratulate Paul for his latest accomplishments. Paul is just another example of how being involved with SAABE can help fill some gaps in your career. ❖



Tech Talk #80

by The Charlie

The Other Nest Egg! (Part 2)

If I Am Unable To Work Due To An Injury, Will I Have A Job Upon Return?


Surprisingly, you may or may not have a job or a position with your employer if your injury or illness exceeds 12 weeks! Your employer (meeting certain requirements) must only provide an employee (meeting additional requirements) with 12 weeks of unpaid leave per employee, per year. The Family Medical Leave Act (FMLA) defines issues like this. However, upon study of this subject, there are many gray areas in which each case will have its own unique characteristics, thus the outcome can vary. This ultimate question is best left up to your employer! For more information on the FMLA in combination with Workers' Compensation issues, visit www.dol.gov/elaws/fmla.htm

Point To Ponder!

Workers' Comp is basically an insurance carrier run by the government. During your course of illness/injury, your doctor may request certain treatments that will almost always be immediately denied. However, after numerous phone calls and intimidation, you will more than likely get approved, and the only items at hand are the pain and suffering, and the extent of time that has passed. What this means is that a simple procedure – which had the accident been at home and filed under your insurance carrier and only requiring a few weeks of recovery/rehabilitation would have been a simple task – may turn into a complicated and endless task requiring numerous phone calls and months to resolve.

What About Short Term Disability?

From our understanding, Short Term Disability (STD) cannot complement your Workers' Comp income benefit. It is also unlikely that AFLAC insurance would be accepted since Workers' Comp is picking up the medical expenses.



Moore Lighting
& Electrical Services

Paul Moore

Fax 210-696-9248
210-696-9242

PO Box 1000
Albino, TX 76002

WE'RE THERE, WHEN YOU NEED US.

24
hours a day
7
days a week
365
days a year

COMMERCIAL SERVICES

Carpet Cleaning
Air Duct Cleaning
Water Damage Specialist
Mold Removal
Fire Restoration

**BLACKMON
MOORING** 

For over 50 years
1.877.730.1948
www.blackmonmooring.com

What About My Payments/Expenses While I Am Unable To Work?

One of the best tips of advice we can relay to you is to accept those multiple insurance policies when you are having your loans processed/approved...you never know what tomorrow will bring! The GAP insurance that is offered is great for those who are upside down on their loan (when amount of loan exceeds value of collateral). Disability insurance is the one at hand here though. If you have this insurance on your loan(s), at least there is breathing room from these financial burdens while you are unable to provide a means of living.

What About My Health Insurance?

Under FMLA, you have 12 weeks per year of unpaid leave during which the employer (meeting certain criteria) is to provide/maintain your health and medical insurance. After this 12-week period, you may indeed be looking at a COBRA plan to keep your health and medical insurance. If you have never been exposed to a COBRA plan...dig deep!

Next Month: Financial Unplanning

CHARLIE'S LAW: The hardness of butter is proportional to the softness of the bread!

JUSTA MAINTENANCE MAN ❖

Welcome New Members**Todd Wilburn**

Filter Technology Company, Inc.
15015 Sue Ellen Circle
San Antonio, TX 78247
(210) 566-5525
toddfg@ev1.net

Mike Alvarez

Open Tech
7735 Red Hill Pl.
San Antonio, TX 78240
(210) 633-0400
malvarez@opentechtexas.com

Sid Hebert

Trammell Crow (Tower West at Bandera)
6100 Bandera Rd., #508
San Antonio, TX 78229
(210) 543-8138

Rex Poppy

Concord Property Corp.
800 E. Sonterra, Ste. 180
San Antonio, TX 78258
(210) 403-3570
rpoppy@concordpropertycorp.com

Angela Byrd

Joe W. Fly Co., Inc.
110 Quentin Roosevelt, Ste. 57
San Antonio, TX 78226
(210) 946-1688

Kris Whitener

Transwestern (One Int'l Center)
100 NE Loop 410, #750
San Antonio, TX 78216
(210) 377-2626

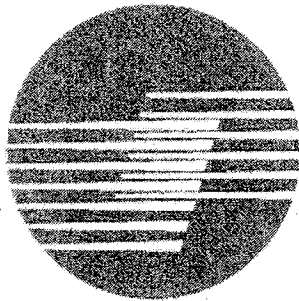
Joe Almanza

Sheraton Gunter
205 E. Houston St.
San Antonio, TX 78205
(210) 227-3241

Ronnie Fuller

TDIndustries
12700 O'Connor Rd.
San Antonio, TX 78233
(210) 564-6061
ronnie.fuller@tdindustries.com

If you know someone who'd like to join SAABE, have them visit our web site at www.saabe.org to obtain a membership application. Or call Laura Bray (210-408-1699) and she will fax one to you. ❖

**TRANE®***It's Hard To Stop A Trane.®*

3650 Highpoint Drive, San Antonio, Texas 78217
PH - (210) 657-0901 FX - (210) 657-0627

San Antonio: TACLA004724C

<http://www.trane.com>Scott Meyerkord sameverkord@trane.comKen Dixon krdixon@trane.comJeff McCombs jbmccombs@trane.comBrandon Clark belark@trane.com*Equipment Systems**Controls**Parts**Services**Training**Contracting**Cooling Towers**Rental Equipment*

AMCON CONTROLS, INC.

The Temperature Controls Warehouse

11906 WARFIELD
SAN ANTONIO, TEXAS 78216
www.amcon.net sales@amcon.net
PHONE (210) 349-6161 FAX (210) 341-0695
TOLL FREE 800-486-1323

IMPORTANT: Address Change

Please update your records (and ask your Accounts Payable department to do the same) to reflect SAABE's new mailing address, effective immediately:

SAABE
PO Box 780785
San Antonio, TX 78278

Phone, fax, and email remain the same. Call SAABE Association Coordinator Laura Bray (210-408-1699) if you have questions. ❖

Equipment for Sale

North Frost Center has a brand new PACO Condenser Water Pump with left hand rotation:

- 825 GPM
- 132 TDH
- Impeller Diameter 11.91"

Paid \$4,880 plus freight. They will sell it at a discount price. Please contact Rose at 826-8443. ❖

Don't Wait... For an
**Emergency to get
your BACK-UP Generator
installed or serviced!**

Our factory-trained technicians can service any make & model generator set or automatic transfer switch. We also provide preventative maintenance and customer support agreements. We can even sell or rent you a new or additional set or switch.

Sales: Ed Moseley Service: Todd Moseley

(210) 648-8407



©2003 Holt Power Systems. All Rights Reserved

2004 Dues are Due!

2004 dues invoices were mailed out in December. Call Laura Bray (210-408-1699) if you need a copy. Dues were due into SAABE by January 31, 2004. Call Laura if you have any questions. ❖

Email Addresses

Send your email address to laurabray@braycommunications.com to make sure you stay informed of the latest events! ❖

Job Listings

Engineer: Northwest Center is looking for an engineer. The position requires a minimum 3 years of experience, the ability to work independently, and knowledge of HVAC controls, electrical and plumbing. Salary is commensurate with experience. Please contact Andrew J. Zaragoza at (210) 349-3324 or azaragoza@griffinpartners.com.

Are you looking for someone to add to your staff? Post your open positions on SAABE's web site, www.saabe.org. This service is free of charge to SAABE members. Send your job listing to Laura Bray (fax 210-408-1799, email laurabray@braycommunications.com). ❖

It's Important to RSVP!!

Over **twenty** unexpected people showed up at the January membership meeting. We're delighted that you enjoy meeting people and sharing new ideas at monthly SAABE meetings. But when that many people show up unexpectedly, it makes it difficult for us (and the restaurant) to provide quality food and service. We can't plan correctly if we don't know how many people are coming.

You may not be able to RSVP until late – that's OK. But **please** RSVP if you plan to attend. Call or email Laura Bray (210-408-1699, laurabray@braycommunications.com) and let her know that you plan to attend.

Please help us effectively plan your monthly membership meetings and RSVP by the Tuesday deadline. It's also important to **cancel** your RSVP if you cannot attend! We appreciate your help! ❖

CBE Applications Online

You can now download an application for the Certified Building Engineer program on SAABE's web site at www.saabe.org

The Daily Chronicle

Choose York International for HVAC Needs!

Are you receiving San Antonio's finest HVAC services? We are the local service of York International, a manufacturer of

"Let me show you how York San Antonio Service can get the most out of your HVAC dollars!"

Chris Finger,
Service Sales Representative
(210) 496-6631, Ext. 602

Our People Make the Difference!



What We Offer:

- Quick response 24 hours a day, 7 days a week
- Factory trained technicians
- Experience with all major brands of equipment
- Maintenance Agreements for all your service needs
- Increased reliability through planned maintenance
- Energy Cost Savings
- Engineered enhancements to your equipment
- Solutions to your CFC refrigerant problems
- Chiller manufacturing plant located in San Antonio
- Turnkey equipment replacements

Call today!

YORK

INTERNATIONAL

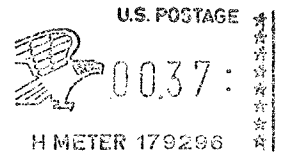
(210) 496-6631

5892 E. Houston St. Suite 101
San Antonio, TX 78220

...and much more!



San Antonio Association of Building Engineers
 PO Box 780785
 San Antonio, TX 78278



RECEIVED FEB 16 2004

Charles H. Mikolajczyk, Jr., CBE
 Endeavor Real Estate Group
 8000 IH 10 W, Suite 250
 San Antonio, TX 78230

SAABE TIMES February Issue

Final Thought:

"Rules are mostly made to be broken and are too often for the lazy to hide behind." — Douglas MacArthur

78230+3880



2004 Board of Directors

Bob Beal President	377-2626
Tom Lasater 1st Vice President	521-4494
Mike Halvorsen 2nd Vice President	979-8002
Chris Evans Secretary	967-8766
Doug Graves Treasurer	828-7712
Jock Tilghman Education Director	681-2494
Tim Young Vendor Representative	651-5588
JR Uresti SABOMA Representative	495-2195
Elena Castillo Past President	822-8570

Laura Bray 408-1699
 Association Coordinator
 (laurabray@braycommunications.com)

Membership Luncheon February 18, 2004

Time: 11:30 a.m.

Location: Alamo Cafe on 281

Program:

2003 Building Engineer of the Year

Upcoming Luncheon:

March 17, 2004

Program to be Announced

The SAABE Times is edited by Laura Bray and printed monthly for the San Antonio Association of Building Engineers by:



210-340-5454
 email: inkspot@onr.com