



# NEWSLETTER

## September 2023

### FROM THE EDITOR

It's late September. There's been a little cool-down, but not much (says the guy who, ironically, missed the worst of the summer heat).

We're all looking forward to the season where we can at least open our windows at night.

While we wait, wayfaring wanderers have been trickling back into the park and business has been picking up. We've already had a board meeting and there's a Town Hall coming up in early October (see ANNOUNCEMENTS below). Did I mention Allen's back? I'm happy to report his column has returned this month.



Also this month, thanks to you all\*, we'll hear a little more about the wider world and a little less about your editors. \*Ya know, after a dozen plus years of living in the South, I still can't bring myself to use the more familiar *y'all* or *all y'all*. You'll be more likely to see the Northeastern-ese *youse* or *youse guys* in these pages. I guess the roots of my raising run deep. (Can't speak the language, but I can quote Merle Haggard!)

### PRESIDENT'S CORNER

Dear friends,

There is a lot going on in our little community! I hope that this Newsletter provides you with the opportunity to stay abreast of all the happenings. Please take the time to thank the editors, Kim and David Majkowski, for their dedication and hard work!



If you get the chance, step into the Rally Room to view the Club Flag display as it takes shape! These flags will hang from the north wall of the room to help promote the Airstream lifestyle and proudly show visitors our support for ACI/WBCCI and its members. If you would like

### BOARD OF DIRECTORS

- President .....Allen Faulk
- VP Operations .....Andy Dunkinson
- VP Maintenance.....Bruce Nutt
- Treasurer.....Ruth Ann Walker
- Secretary.....Debi Rich
- Director .....Ed Landers
- Director.....Mike Mack
- Director.....Amy Van Artsdalen
- Director .....Steve Zeringue

### COMMITTEES

- Activities
- Architectural Building Control
- Audit
- Bylaws, Rules and Regulations
- Christmas Lighting
- Directory
- Dog Park
- Flag
- Health & Wellness
- Info Technology
- Infrastructure
- Landscape Beautification
- Long Range Planning
- Membership
- Mentoring New Members
- Newsletter Editor
- Nominations
- Public Relations/Advertising
- Rally Welcome
- Safety Inspection
- Shareholder Listing
- Shop Building
- Social Media
- Solar Eclipse 2024
- Sound Equipment
- Terraport
- Tractor Mowing
- Website Administration

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to donate a Club flag for this display, contact Shareholder Frank Steed, Office Manager Jenn Nekola, or myself for information. Many thanks to Shareholders Frank Steed, Scott Graham, and Jennifer Dice for their work on this project.

By the way, if you've happened to notice the small patches of green in the lots and other areas around the park, then rejoice! Green grass ( and weeds ) survived the brutal summer months! Nature finds a way to win!

Until next time!

Allen Faulk

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## TRAVEL STORIES

*I got plenty o' nuttin' an' nuttin's plenty fo' me (I can quote Gershwin too!). HELLO Alaska caravaners ... throw us a (whale)bone. I called you out last month. Nuttin' but crickets. Now that you've cleared the Great Canadian Wall of Silence between Ketchikan and Bellingham maybe you can share some memories from the Northwestern Frontier? How about a photo or two? Not that anyone is interested or anything. And don't think any of you other Wandering Wally's are off the hook. We really do want to hear about your adventures. —Editor*

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## FROM OUR MEMBERS

### **Book Club**

from Marne Kaemmerer

In early September we had a very good discussion about Dr. Red Duke led by Michelle Wright.

Our October selection is Island of Sweet Pies and Soldiers, by Sara Ackerman. The novel is set on the Big Island of Hawaii during WW II. Violet Iverson and her young daughter, Ella, are trying to make sense of their lives after her husband disappears as tensions rise between Japanese Hawaiians and their friends. We hope to see you on Thursday, Oct 5th at 1:00 in the Card Room.

Here is an updated schedule for the year:

- Nov 2, 2023—West with Giraffes, Lynda Rutledge
- Jan 4, 2024—1421: The Year China Discovered the World, Gavin Menzies
- Feb 1, 2024—American Dirt, Jeannine Cummins
- Mar 7, 2024—The Shadow of the Wind, Carlos Ruiz Zafon
- Apr 4, 2024—Last Dance on the Starlight Pier, Sarah Bird
- May 2, 2024—The Wally Byam Books, Fifth Avenue on Wheels & Trailer Travel Here and Abroad (As far as I could see this set could only be found on Amazon's Kindle e-books. You might find older copies of one or another elsewhere.)

### **A Humorous Interlude**

from John Green

*John was bold enough to put his name to this "groaner." I advised against it, but since we have so*

*many fans of music and fabric arts, I relented. Don't say I didn't warn you. —Editor*

My friend composes songs about sewing machines. She's a Singer songwriter, or sew it seams.

### Hill College Performing Arts

from Bob & Marne Kaemmerer

Hill College has a wide variety of performances throughout the school year. Here is the schedule for the rest of 2023. All events will take place in the Performing Arts Center on Hill College campus.

- Thursday Oct 26–Saturday Oct 28—*Nightfall with Edgar Allen Poe* – Hill College Players (drama department), probably \$5 admission

### The ABCs of WBCCI

from David Majkowski

I've been having so much fun doing our NTAC newsletter that, when I was asked to help out with our Club/Unit newsletter (we're members of the **North Texas Airstream Club**, or **NTxAC**), I was fool enough to say yes.

I agreed to write a regular column targeted at new members—an Airstream Club Primer—that provides information about our club; how it is organized, what we do, and how it works. I'm pretty sure we don't have any *newbies* here at NTAC, nevertheless I thought, with all the branding and organizational changes over the last couple years, that an excerpt from this month's contribution might help unravel some confusion some of you may have. So here goes ...

One creeping trend I've noticed over the last several years is organizations discarding their names in favor of acronyms. Of course, this is not an innovation; it's been going on for decades. Classic examples are IBM, GE, GM, and AT&T. But it seems to be accelerating. I can't remember the last time I ate at a Dairy Queen, a Burger King, or a Kentucky Fried Chicken. They have changed all their branding to DQ, BK, and KFC. And that's not even accounting for newer businesses and stores that

- Thursday, Nov 9—*Baylor Brass* – Performing Arts Series, 7 PM, FREE
- Thursday, Nov 16—*Fall Band & Choir Concert*, – Hill College Music Alumni (also including Bruce & Bob from NTAC), 7:30 PM, FREE
- Thursday Dec 7–Sat Dec 9—*Holiday Show* – Hill College Players, probably \$5 admission

If you are interested in the 6 events coming up in 2024 they will be put into a later newsletter ... or you may contact Bob or Marne Kaemmerer.

are less familiar to me. The same is true for our own Airstream club. This month, I'd like to demystify some of the abbreviations you might encounter.

Let's start with the main organization itself. Current usage favors **ACI**. This stands for **Airstream Club International**. Legally, however, this is just a *dba*, or *doing business as*, name. More formally, we are known as **WBCCI**, or the **Wally Byam Caravan Club International**. This is the name under which the club is registered as a 501(c)(7) organization—501(c)(7) being the section of IRS code dealing with social clubs. Another popular acronym is **WBAC**, the **Wally Byam Airstream Club**, also a *dba* name. I learned on the [airstreamclub.org](http://airstreamclub.org) website that there are 6 more *dba* names. I couldn't find the others on the website, though, nor could I tell you what they are. **WBCCI**, **ACI**, and **WBAC** are all the same entity.

The rest of the article was germane only to the North Texas club, explaining the difference between **NTxAC** and **NTAC**. I expect *youse guys* all know what that is, so I edited it out for this newsletter.

If any of you happen to know any of the other **WBCCI** *dba* names, please share and I'll publish here and in the **NTxAC** newsletter. Thanks!

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## BOARD BUSINESS

*This is a new column for submissions from our Board of Directors and Executive Committee to inform you about matters the Board deals with which may be of interest to shareholders. Our inaugural column comes from our Treasurer, Ruth Ann Walker. It's a primer on the budgeting process at NTAC. We hope you find it both informative and interesting. —Editor*

### **Budgeting 101**

from Ruth Ann Walker, Treasurer

This is the time of year when papers are shuffling and numbers are crunching. NTAC's budgeting process officially began in late August. Since we operate on a calendar year vs. fiscal year, we track and report our activity between January 1st and December 31st every year. The budgetary process is a guide to follow so our Park stays vibrant and healthy for many years to come. It is the only way we can financially judge whether we are being good stewards of shareholder money and whether we are being fiduciarily responsible to each other.

Traditionally, most organizations prepare two kinds of budgets: operating and capital. An operating budget is a spending plan based on income and expenses that usually occur over a period of one year. In other words, it is an estimate of the amount of money we will make and spend over the next year. A capital budget is a plan to review the long-term viability of our capital assets. We ask ourselves, "Do we need to replace the clubhouse foundation next year? What about the HVAC units?" Historically, NTAC has consolidated these two types of budgets into one very basic budget. Usually, a budget's income equals its expenses; resulting in net zero on the Profit and Loss Statement.

To kick off budget season at NTAC, a letter is sent to all Committee Chairs. With careful thought and consideration, they determine the amount of funds needed to accomplish their next year's goals and objectives. All requests are thoroughly prepared and submitted by deadline to the Treasurer with supporting documentation. Examples include bids for large projects or print-offs from the Internet for minor purchases. If there is a special topic where shareholder discussion is critical, a Town Hall is held in the Fall to lay the cards on the table and gain consensus. Finally, the Executive Committee and the Board of Directors work together to prepare the budget proposal that is presented for shareholder approval at the annual meeting in December.

NTAC looks back historically at the previous five years or so. A spreadsheet is prepared by category, sometimes by month as well, to determine the seasonality of the expenses. We use various statistics for anticipated costs as well as the negotiated contracts' terms for electricity, cleaning, mowing, recycling, and HVAC servicing. We research and study the need to repair or replace our current assets for continued efficient use. Some expenses occur annually or bi-annually, such as the maintenance of our roads and utility infrastructure. The Infrastructure Committee plays a large role in the gathering of data for the maintenance and repair categories. They also continue to work on NTAC's 12-year Plan which has been an ongoing project since early 2022.

Another aspect we consider is the outcome of the Long-Range Planning Workshop. Shareholders can express their wants and wishes regarding the Park's future. Brainstorming sessions take place, culminating in a vote for the top three ideas. It is up to the Board of Directors to either begin the process or delegate the job to

Committee for follow-up of the ideas' implementation. The budget is the primary tool used to fund the projects; although, fundraising can occur when big ticket items are needed. Shareholder fundraising is how the Terraport and the Pavilion were built.

A lot of work goes into this process. The budgetary process is vital to the sustainability of NTAC. Although it seems that only the Treasurer watches over the numbers during the year, you will see that most committees are involved in this process ... just on a smaller scale. To help you enhance your understanding of NTAC's budget and its budgeting process, I will be holding an informal Budget Q&A Seminar in the Rally Room on Tuesday, October 17, 2023, following potluck. I hope to see you there!

Ruth Ann Walker

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## WELCOME NEW MEMBERS

### Maxi and Cliff Millican

Cliff and I were both born and raised in Fort Worth, Texas and now reside in Burleson, Texas. We met in Sunday school in 1992. Our first date was after a class luncheon following church. We went for an airplane ride. It was a fun eventful ride with a few stops along the way. I met one of his flight instructors, his father and his uncle. And lastly chased a blimp. Or rather circled it a few times at a proper distance. The date is memorialized in our BRN 20793, February 7, 1993. We married in 1995.



Cliff retired as a planning engineer in 2005 after 31 years with AT&T. The day after retirement he started building an aircraft maintenance and avionics business at Spinks airport in Fort Worth. 17 years later he has 9 mechanics and a few office staff.

I retired last July after working 40 years as paralegal, the last 26 years at Dell Technologies as manager of the global trademark portfolio. I was one of the original digital nomads since I always worked a combination of onsite in the Dell offices in the Austin/Round Rock area and remotely at home. As technology improved I spent fewer and fewer days in the office. When the pandemic started I was already working remotely and an experienced Zoom user.

About ten years ago Cliff came home with a 2001 Safari 23CB. I was not at all thrilled about having an RV. I had never traveled in one and had no desire to start. I did want to go to the Grand Canyon. So, we went on a two-week trip to the Grand Canyon, Sedona, and Phoenix. It turned out that I loved it. We followed up with a trip to Fort Davis, Marfa, Terlingua, and Big Bend. One day we'll be going back to Fort Davis and the McDonald observatory since the Star Party was snowed out on that trip and there is a lot more of Big Bend to see. We knew we would not be able to use it much for a number of years so sold the Safari.

In late 2019 we started looking for our second Airstream. The plan was to buy one for our 25th wedding anniversary in Dec 2020. We actually thought it might take all year to find one that fit our criteria and was geographically desirable. However, in early January (just before the pandemic started), an ad in RV Trader

popped up for a 2010 International Signature 27FB located in Cedar Park, an Austin suburb. It was just 20 minutes from my office at Dell. We went and looked at it and brought it home 2 weeks later. The plan was to explore Texas and surrounding states until we retired and able to take longer trips.

Summer of 2022 we went on the Viking Trail caravan. It was our first caravan and we loved it. We were gone for almost four months on that trip since we added additional stops to visit friends and family in Toronto, Michigan, Illinois and followed a bit Route 66 on the way home. A great first caravan and long trip. We are looking forward to the Nuts for nuts – Oregon Trail caravan next summer.

We have two passengers that share in our adventures, Gracie (snoodle) and Belle (schnauzer).



### **Gracie and Belle**

Gracie is a 14 year old snoodle. She is a rescue dog. We were her 4th home before she was a year old. Understandably she is afraid of her own shadow and assumes all people are bad until proven otherwise. She also does not assume that someone she made friends with yesterday is a friend today. That improves over time. Gracie loves to travel and go for walks and hikes. And of course belly rubs and lots of petting.

Belle is an 8 year old miniature schnauzer. She looks more like a baby wookiee than a schnauzer. Belle loves everyone and thinks everyone should pet her. She also loves to run. Whatever you are doing she wants to help. She loves walks, hikes, playing flying disc and lap sitting with lots of petting.

## **ANNOUNCEMENTS**

### **Happy October Birthday!**

Peggy Spruell (3rd); Fritz Stunck (6th); Deanna Shepard (7th); Nelda Allison & Mary Beth Comer & Sheila Lewis (10th); Marque Mooney (20th); Eddy Lewis (23rd); Karen Roper (24th); Scott Graham (29th).

### **Happy October Anniversary!**

Darel & Marve Ball (3rd); Jim & Debi Rich (4th); Kevin & Bonnie Pflug (7th); Greg & Ruth Ann Walker (10th); Mike & Lynne Mack (14th); George & Pam Beckwith (21st); Dan & Jennifer Dice (30th).

### **Share Transfers**

Lot 105 transferred from *Sills* to *Brandon*  
 Lot 118 transferred from *Zeringue* to *Majkowski*  
 Lot 123 transferred from *Shelley* to *Zeringue*  
 Lot 316 transferred from *Braud* to *Beckwith*  
 Lots 314 and 913 transferred from *Beltran* to *Millican*

### **Town Hall**

There will be a Town Hall held in the Rally Room on October 9th at 6:30 PM. The subject will be imposition of a one-time membership fee for new members. This fee was passed by the Board in motion 22-25a during the December 2022 Shareholder meeting. The fee was later rescinded at the January 2023 Board meeting (motion



23-3) as the Bylaws Committee determined it required a change to the NTAC Bylaws and, as such, was subject to a vote by the entire membership. Remote shareholders will be able to dial in to the meeting via [FreeConferenceCall.com](https://FreeConferenceCall.com) in the same manner as for Board meetings. Instructions will be provided, or they can be found in the Member Only area of our website. Search for "NTAC Dial-in Meetings - Participant Guide (pdf)."

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## PHOTO OF THE MONTH

from Douglass Carr Cunningham  
Villa 419

*Lightning Storm Near NTAC*



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## NTAC ONLINE

Please visit our Social Media and Internet Web sites frequently for updates. Don't forget to share with others!

NTAC Website—[www.ntaci.com](http://www.ntaci.com)

NTAC Public Facebook Page—<https://www.facebook.com/AirstreamCommunity/>

NTAC Instagram Account—<https://www.instagram.com/northtexasairstreamcommunity/>

NTAC Twitter Account—<https://twitter.com/NTAirstreamComm>

NTAC Private Facebook Group—<https://www.facebook.com/groups/NorthTexasAirstreamCommunity>

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## COMMUNITY CONTACTS

There is a lot to do in Hillsboro and the Hill County area. Here are some links to explore. We will check these periodically to ensure they are still active and have not moved. If you find dead links, please report them to the editor at [NTACNewsletter@gmail.com](mailto:NTACNewsletter@gmail.com).

### **Hill County**

Home page—<https://www.co.hill.tx.us/>

Appraisal District—(254) 582-2508, <https://hillcad.org/>

Office of Emergency Management—(254) 582-2023, <https://www.co.hill.tx.us/page/hill.Emergency> or <https://hilloem.com/>

Tax Office—(254) 582-4000, <http://hilltax.org/>

### **Hillsboro**

City of Hillsboro—<https://www.hillsborotx.org/>

Hillsboro Arts League—Cheryl Moniz, (682) 847-6126; <https://www.facebook.com/profile.php?id=100089085022912>

Hillsboro Chamber of Commerce—(254) 582-2481, <https://hillsborochamber.org/>

Hillsboro City Library—(254) 582-7385, <https://www.hillsborotxlibrary.org/>

Hillsboro Reporter—(254) 582-3431, <https://hillsbororeporter.com/>

### **Hill College**

Home page—<https://www.hillcollege.edu/>

Athletics—<https://www.hillcollege.edu/Athletics/index.html> (click on each sport for links to the current schedule)

Continuing Education—<https://www.hillcollege.edu/JobTraining/index.html>


Performing Arts Series—<https://www.hillcollege.edu/CampusLife/PerformingArts/PASeries.html>

Texas Heritage Museum—<https://www.hillcollege.edu/Museum/Index.html>



## @NTAC (Activities Calendar Highlights)

For the latest updates, please check the [online version of the calendar](#) in the *Shareholder Resources* section of our website, or the printed copy posted in the hallway of the clubhouse.

North Texas Airstream Community Activities Calendar						
October-23						
Sun	Mon	Tue	Wed	Thu	Fri	Sat
1-Oct	2-Oct	3-Oct	4-Oct	5-Oct	6-Oct	7-Oct
	8:30A - Weights 9-10A Yoga		9-10 Yoga	10A Knitting & Such @ Mary Ellen's 311 Book Club 1-2 p	8:30A - Weights 9-10A Yoga	
4:00 Ice Cream 4:30 Bean Bag Baseball	2-4P Canasta Card Rm	5:30P Potluck Joker - After Potluck	5P Ladies Social Hr Card Rm & Shop Talk- Pavilion	2-4 Canasta Card Rm	10A Bridge - Card Room	5P Shop Talk - Pavilion
8-Oct	9-Oct	10-Oct	11-Oct	12-Oct	13-Oct	14-Oct
	8:30A - Weights 9-10A Yoga		9-10 Yoga 10:15 Ladies Club Card Rm	10A Knitting & Such @ Mary Ellen's 311	8:30A - Weights 9-10A Yoga	
	2-4P Canasta Card Rm 6:30 Town Hall Meeting 6:30		5P Ladies Social Hr Card Rm & Shop Talk- Pavilion	2-4 Canasta Card Rm	10A Bridge - Card Room	5P Shop Talk - Pavilion
<b>Lone Star Ramblers Rally</b>						
15-Oct	16-Oct	17-Oct	18-Oct	19-Oct	20-Oct	21-Oct
	8:30A - Weights 9-10A Yoga	9:30 Board workshop Card Room Closed	9-10 Yoga	10A Knitting & Such @ Mary Ellen's 311	8:30A - Weights 9-10A Yoga	
4:00 Ice Cream 4:30 Bean Bag Baseball	10 AM Eclipse Meeting	5:30P Potluck	5P Ladies Social Hr Card Rm & Shop Talk- Pavilion	2-4 Canasta Card Rm	10A Bridge - Card Room	5P Shop Talk - Pavilion
Lone Star Ramblers Rally	2-4P Canasta Card Rm	Joker - After Potluck			New Member Rally?? Anna Brandi	New Member Rally??
22-Oct	23-Oct	24-Oct	25-Oct	26-Oct	27-Oct	28-Oct
	8:30A - Weights	9:00A Board Meeting	9-10 Yoga		8:30A - Weights	
New Member Rally?? 4:00 Ice Cream	2-4P Canasta Card Rm	5:30P Potluck	5P Ladies Social Hr Card Rm & Shop Talk- Pavilion		10A Bridge - Card Room	5P Shop Talk - Pavilion
4:30 Bean Bag Baseball		Joker - After Potluck		2-4 Canasta Card Rm		
29-Oct	30-Oct	31-Oct				
	8:30A - Weights 9-10A Yoga					
	2-4P Canasta Card Rm	5:30P Potluck				
4:00 Ice Cream 4:30 Bean Bag Baseball		Joker - After Potluck Halloween				