

# Timberlake Times

March 2016



## Timberlake Ranch Landowners' Association

### President's Ponderings

By Steve Wills

This year there will be three open Board positions with only one Board member returning. That leaves two positions open for landowners to think about filling. The Board would welcome more candidate Board members than open positions, but we definitely need at least two.

Our present group is very committed to making Timberlake a growing community, maintaining our roads and common grounds, as well as possible, and enhancing our community Ranch House. The group gets along great. Our Board meetings are lively, enjoyable and productive.

Please consider volunteering for a position on our Board, being a full time resident is not a requirement. I believe it will be a good experience for you and well worth your time in helping out our community.

Thanks for "listening" and hope you think about it.



Photo by Cindy Stroud

### Upcoming Events



**Mar 12, 2016 - TRLA Board Meeting** - Sat 10am @ TCC Ranch House - **>NEW DATE<**

**Apr 1, 2016 - Bath House** reopens for the season

**Apr 16, 2016 - TRLA Board Meeting** - Sat 10am @ TCC Ranch House

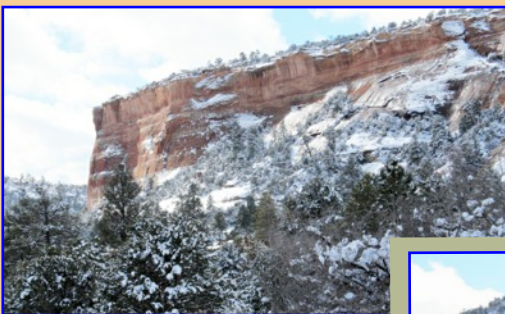
**May 23, 2016 - Volunteer Planning Meeting**- Mon. Noon @TCC Ranch House

**May 28, 2016 - Annual Landowners' Meeting & Potluck** - Registration begins Saturday, 9am @ TCC Ranch House

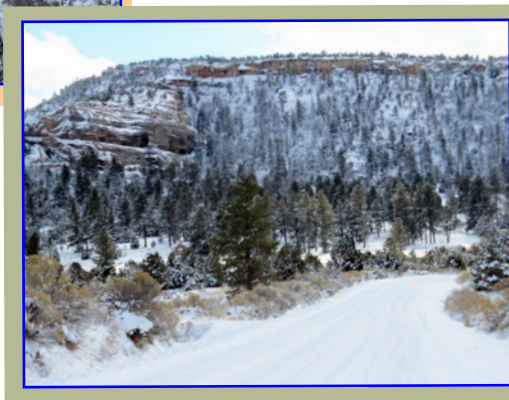
**July 3, 2016 - Ice Cream Social**- Sunday 2-4pm @ TCC Ranch House

**Aug 6, 2016 - Annual Yard Sale** Sat - 8:00am in Ramah

**Sep 4, 2016 - Labor Day Picnic & Silent Auction** - Sun 5-7pm @ TCC Ranch House



Photos by Cindy Stroud



## Timberlake Ranch Fire Alert

The Timberlake Volunteer Fire Department responded to a fire on Quail Road today, March 9, 2016. Unfortunately, the fire appeared to have been started intentionally. Please be aware and report whenever you might be suspicious of a fire; such as smoke in the sky or smelling smoke in the air. Do not assume that it's a campfire or someone's fireplace. Please contact either Andy Wilson (783-4707), Bill Wolford (783-4112) and **also call 911** and report the location. If we hadn't discovered the fire early, many acres would have been damaged and the fire would have been more difficult to put out.

Sincere thanks to Nancy Dobbs for reporting the fire and to Bill Wolford, George Dobbs, Wayne Ramm and Mike Henderson for putting the fire out. It is nice to see neighbors coming together to handle such situations.

Steven Wills  
TRLA President  
Email: [scw@hughes.net](mailto:scw@hughes.net)  
Home Phone: (505)783-2457



Photo by Nancy Dobbs

### Timberlake Commons Report By Steve Wills

- Burn pile burnt in January by the Volunteer Fire Department
- After still smoldering five weeks after the burn, the Volunteer Fire Department thoroughly extinguished any remaining ashes
- Dry lubricated both lake gate and burn pile gate locks

## Exploratory Committee to Re-Establish Ramah Lake

The research into the water rights for Ramah Lake has shown that the Ramah Land and Irrigation Company has rights to use the water in Ramah Reservoir for irrigation. By Court order, adjudicated in 1985, they may divert up to 13,500 acre/feet of water per year for irrigation. An acre/foot is the amount of water needed to cover one acre of land with one foot of water. Since Ramah Lake is about 100 acres at best, the Ramah Land and Irrigation Company could divert the equivalent of a lake with the surface area of Ramah Lake that is 10 feet deep - 13.5 times every year!

It looks like there is nothing we can do on our own to recreate the lake. I spoke with Chris at the New Mexico Office of the State Engineer who confirmed that any water laying anywhere in that lake bed could be diverted by Ramah Land and Irrigation Company for irrigation.

It was worth a try but I do not see any point going further with the lake project - unless we are approached by Ramah Land and Irrigation Company to do something cooperatively to re-establish a viable, permanent lake again.

Tim Domer  
Chair Ramah Lake Committee - retired

## Architectural & Maintenance Report

By Steve Wills

- One set of house plans approved
- One set of shed plans approved

Annual Meeting

## Save the Date! May 28th, 2016

**Join us for the fun!** Saturday, May 28th is TRLA's Annual Landowners' Meeting and Potluck. Registration begins at 9am, with the meeting starting promptly at 10am at the Timberlake Community Center (the Ranch House).

This is a great time to reunite with other landowners, get caught up on Ranch activities and share your ideas on how to better our community. Please bring a side dish to share. Hamburgers and hot dogs (and fixings) will be provided. You might also consider bringing your own chair. Through the years, some meetings have been windy and chilly, others, wonderfully warm - bring your sunscreen.

New Board members will be installed. If voting is required, you must be a *member in good standing* in order to vote, which means your associations fees must be up to date. See you there!

## Timberlake Bereavement

Ted Rodda passed away March 2<sup>nd</sup> surrounded by friends and family in Homosassa, Florida. Ted was elected to the Board of Directors in May of 2006 and served as Vice President until July of 2008. He was a quiet humble man and always there to help with projects. Ted played a major role in reversing the direction of Timberlake Ranch with his volunteer hours in assisting with the upkeep of the Commons and snowplowing those first few years. The Timberlake community is saddened, as he will be missed and our thoughts and prayers go out to his wife, Carol, and family.





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## REWARD

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TRLA's Board of Directors is offering a reward for the arrest and conviction of person(s) committing vandalism or theft of property on Timberlake Ranch.

To report information, contact TRLA's president, Steve Wills, either by phone - 505.783.2457 or via email at [trlapresident@gmail.com](mailto:trlapresident@gmail.com). All information will remain anonymous. The amount of the reward will be determined by the Board of Directors.

### Association Dues

Please **do not** send your association dues to the Ramah address. Your invoice shows a mailing address of:

**PO Box 264**

**Corrales NM 87048**

To avoid delays, please send your dues to the Corrales address.

### Protect Our Timberlake Ranch

Fire is a threat even in the springtime. Protect our beautiful ranch by your continued efforts to reduce the risk of wildfires. It just takes one moment of carelessness. Just one mistake...

A graphic featuring a green paperclip on a light green background with the word "Notes" written in large, bold, red letters.

## Notes

### TRLA Landowners

Please remember to notify the TRLA Board when your address, phone number or email changes OR when your property is transferred to another owner.

The Bath House and the Ranch House Well will reopen April 1st

TRLA Book Room will reopen Tuesday, May 3rd, 2016

### Can You Help?

If you're available to help out at the Annual Meeting, please contact Ron Schali at [trlasecretary@gmail.com](mailto:trlasecretary@gmail.com). We need people for set up, clean up, working the registration desk and grilling/food prep.

Thanks!

Timberlake Times can be viewed or downloaded from [www.trnews.info](http://www.trnews.info)

## TIMBERLAKE NEIGHBORHOOD WATCH FORMING

### *See Something. . . Say Something*

With spring not that far away, all landowners need to be thinking about the security of their property. Unfortunately, some vandalism has already occurred in February in the Cibola part of Timberlake. It has been very disappointing that we have only received five responses since this information was provided in the fall newsletter for the Watch program. So, we are again seeking your cooperation in helping establish a Timberlake Neighborhood Watch program. More Volunteers are definitely needed to assist the many full time people who check homes every week. If you live here part time, we suggest that you have a close neighbor or friend checking on your property, so that crimes don't go un-reported for months in-between your visits.

Last fall, our Association proposed formation of a Neighborhood Watch program for the Ranch. The Cibola and McKinley County Sheriffs' Departments have offered their assistance. Since its inception, Neighborhood Watch has proven to be an effective means for getting citizens to take positive steps to protect themselves and their neighbors against crime.

It's important to know that your Neighborhood Watch group will not be a police force. Our main focus is for neighbors to be watching out for each other. Whenever an incident occurs it is also very important that police reports be filed, so that law enforcement presence can be increased in our area.

As you know, we already have an Emergency Evacuation Plan. The Ranch has been divided into 11 zones (including the immediate surrounding areas of Woodland, Forest Road 157 and the Box S). A Telephone Tree has been established and we have volunteers responsible for monitoring each zone. Our goal is to develop the Neighborhood Watch program utilizing much of this existing data.

The important first step is to ensure we have current and accurate information regarding property ownership, landowner contact information and landowner interest in participating in our Timberlake Neighborhood Watch. Please let us know of your interest by completing the revised Emergency Evacuation Data Sheet, which now also includes the Timberlake Neighborhood Watch. The Data Sheet can be found in the Forms section on our Timberlake website - [www.trnews.info](http://www.trnews.info) or call Jim Zwerg at (505) 783-4227 to have one mailed to you.

We plan to have more materials available for our Annual Meeting on May 28, 2016. We hope you will review this information and become an active member of our Timberlake Neighborhood Watch. We plan to hold quarterly meetings to assist you in learning the steps you can take to make your home more secure against crime and to show how you and your neighbors can work together to protect the entire Ranch.

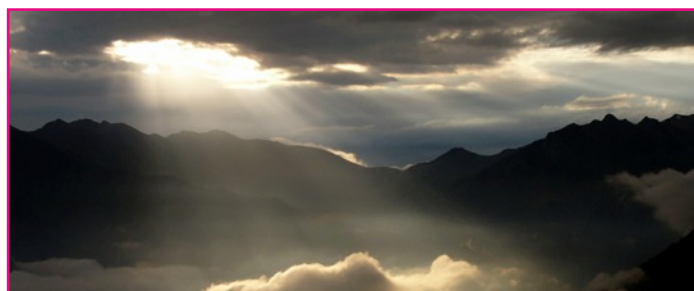
If you have suggestions, we would like your input and if you want to take an active role by being a Zone Coordinator, etc. we need more full time landowners to participate. Additionally, if you have questions or concerns, please call our Chairman of the TIMBERLAKE NEIGHBORHOOD WATCH.

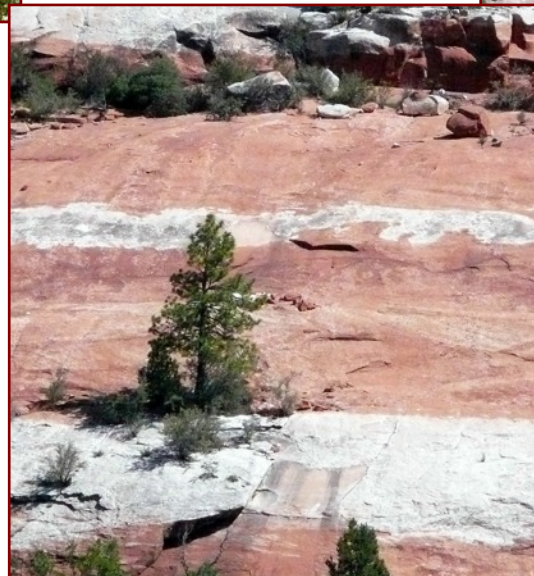
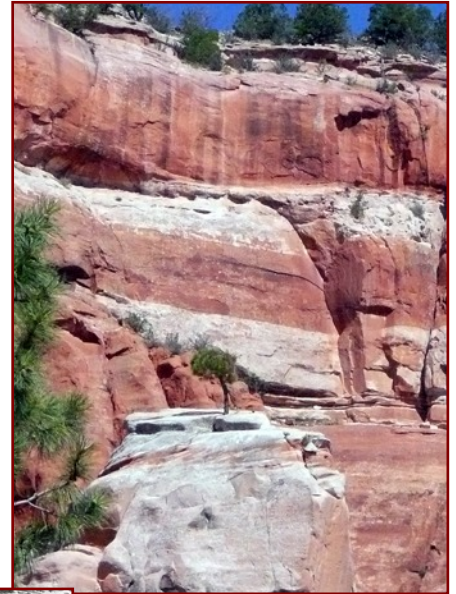
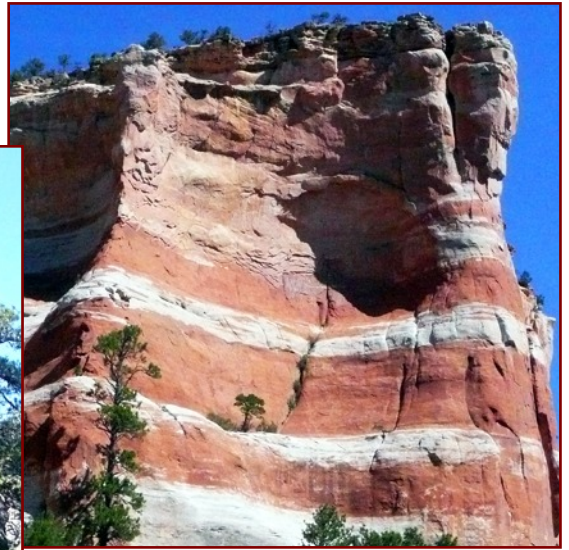
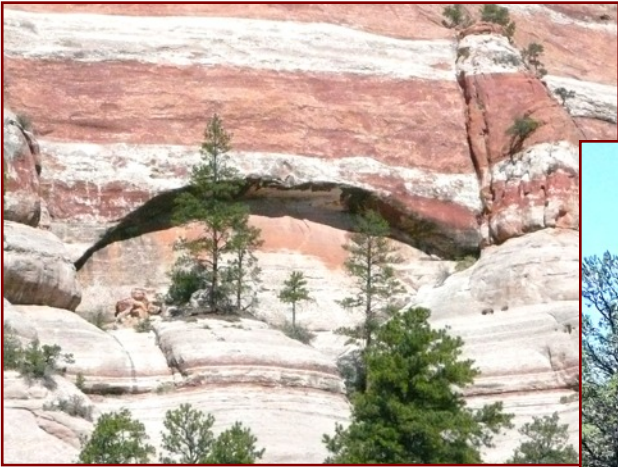
Jim Zwerg

(505) 783-4227

**Or mail your questions and concerns to TNW, HC 61 Box 767, Ramah, NM 87321**

**Or email TNW at [timberlakewatch@gmail.com](mailto:timberlakewatch@gmail.com)**





## Tenacious Trees of Timberlake



## Timberlake Neighborhood Volunteers

### COMING SOON!

### TIMBERLAKE VOLUNTEERS SUMMER SEASON 2016

Time is winding down for another summer filled with activities. A tentative schedule of the historically successful events was set at the Wrap-up meeting last September.

**Ice Cream Social July 3<sup>rd</sup> 2-4pm**

**Yard Sale August 6<sup>th</sup> 8am in Ramah**

**Mystic Bluffs Fly-In August 20<sup>th</sup>**

**Labor Day Barbecue and Silent Auction Sept. 4<sup>th</sup> 5-7pm**

The startup meeting will be held May 23<sup>rd</sup> at noon TCC Ranch House. Scheduling of Craft Room activities and proposed semimonthly Friday game nights will be set. Please bring ideas for weekly sewing projects.

### *Horn Toot*

It was another successful summer with the Annual Yard Sale, Game Nights, catering the Mystic Bluffs Fly-in and the Labor Day Barbecue/Silent Auction. We are often mistaken as being part of the Association and Board of Directors. We are a **separate entity**, but enjoy the relationship with TRLA and their representative Directors by using the money we raise through donations of time and materials to give back to the community. Our joy this summer was being able to use the Craft Room. We are sincerely appreciative to all community landowners who contributed to the yard sale and silent auction. How are we giving back to the community? Here is our "Horn Toot" since our beginning in 2007:

- Repair and Repainting of Timberlake signage and purchase of road and Neighborhood Watch signs
- Adopt a Mile
- Community Bulletin Board
- 2 New Folding Tables
- 2 New Picnic Tables
- Library Shelving, Spinkeepers and Staffing
- Flag Pole and flags
- New Ranch House stove
- Window treatments for Ranch House
- Display case for Historic Room
- Kitchen supplies to accommodate large dinners
- 2 New Stainless Steel Gas Barbecues
- \$1000 donation for renovations of Craft Room/Alcove
- 6 new tables for Craft Room
- \$744 Fire Safety Sign & Smokey the Bear
- New Ranch House Refrigerator
- Tapestries for Rock Room
- Pop-up Tents
- Shelving units for storage room
- Kitchen carts

*Whew!  
That's a lot  
of stuff*

### Join Us for Fun!

Whether you're a full time or part time resident of Timberlake, there's a place for you with the Timberlake Neighborhood Volunteers.

Our mission is to plan fun, family events that encourage our residents to get to know each other. Help out with one event or all of them - your choice. We'd love to have you join us in our celebrations of Timberlake!

### We Need Your Stuff

Every year, the Volunteers hosts a huge Yard Sale, so as you're doing your spring cleaning, set aside usable items for the Volunteers to sell. The money goes toward items like the ones in the list on the left and hosting cost-free events, such as the Annual Labor Day Picnic. In support of our Craft Room, we also need your craft supplies and old sewing machines. Items we can use: fabric, paints, craft tools, yarn, glue, glitter, card stock, tile, corks, etc. If you're not using it, *We Can!*

			Budget
Fiscal Year 2015-2016	FEBRUARY	YTD	2015-2016
<b>TOTAL INCOME</b>	14,684.14	<b>151,674.22</b>	<b>160,068.00</b>
<b>OUTFLOWS / EXPENSES</b>			
Board	4.65	5,189.70	8,111.00
Communications	0.00	710.88	1,000.00
Financial	968.06	26,054.89	19,100.00
Legal	1,089.33	2,225.96	19,000.00
Insurance	0.00	9,920.00	11,000.00
Wages	0.00	4,645.75	11,000.00
Taxes	0.00	400.52	1,041.00
Buildings & Commons	0.00	8,565.53	16,400.00
Equip Maint. & Repairs	71.53	4,201.04	6,000.00
Fuel, Oil & Grease	290.71	1,463.76	6,200.00
Roads	229.64	60,152.00	75,000.00
Utilities	81.35	1,711.91	3,975.00
Interest Expense	0.00	7.73	0.00
<b>TOTAL OUTFLOWS</b>	<b>\$2,735.27</b>	<b>\$125,249.67</b>	<b>\$177,827.00</b>
<b>Bank Balance</b>	<b>2/7/2016</b>		
Deposit	\$96,178.18		
Checking	18,652.48		
Reward	1,522.96		
Reserve	130,034.06		
<b>Total</b>	<b>\$246,387.68</b>		

## TREASURER'S NARRATIVE REPORT FISCAL YEAR 2015-2016

**MONTH: February, 2016** (see spreadsheet for detailed income, expenses and bank balances)

Income: \$14,684.14

Expenses: \$2,735.27

Bank Balance as of March 9, 2016 = \$252,594.69

### **COLLECTIONS: February 2016**

Incoming Association Dues received - \$11,068.03

YTD collections for prior years going back to 2008 amounts to \$3,314.17

\$8,530.34 still owed for prior years.

Association Dues owed for current year - \$18,661.86

Monthly financial reports, including line by line details, can be found on the TRLA website.

<http://www.trnews.info/TRLAindex.htm>

If you need a copy mailed to you, please send your request to:

TRLA Treasurer  
HC 61 Box 767  
Ramah, NM 87321





## How Can I Contact.....?

TRLA has now made it easier to contact the Board of Directors for their specific roles via a generic email account. These email accounts will remain in place, even as Board members change.

TRLA President - [trlapresident@gmail.com](mailto:trlapresident@gmail.com)  
TRLA Vice President - [trlavp@gmail.com](mailto:trlavp@gmail.com)  
Commons Director - [trlacommons@gmail.com](mailto:trlacommons@gmail.com)  
Roads Director - [trlaroads@gmail.com](mailto:trlaroads@gmail.com)  
Treasurer - [trlatreasurer@gmail.com](mailto:trlatreasurer@gmail.com)  
Secretary - [trlasecretary@gmail.com](mailto:trlasecretary@gmail.com)  
Director of Accounts - [trlaacct@gmail.com](mailto:trlaacct@gmail.com)  
Architectural & CCRs - [trlaarchccr@gmail.com](mailto:trlaarchccr@gmail.com)

Other emails you may need:

TRLA Webmaster - [webmastertrla@gmail.com](mailto:webmastertrla@gmail.com)  
TRLA Bookkeeper - [mray321@yahoo.com](mailto:mray321@yahoo.com)  
Timberlake Neighborhood Watch-  
[timberlakewatch@gmail.com](mailto:timberlakewatch@gmail.com)



## ROADS REPORT

by Don Parry

We were able to get Lakeview Road and Wolf Road rocked with 1" minus from Timberlake Road to the North Lake gate before winter set in. We plowed "ALL" roads several times this Winter. It proved to be difficult at times due to the cold weather that prevented the previous snow from melting.

Many THANKS to Jack Mansperger and Elvin Lewis for their work running the plows. We had purchased a devise for the plow on the F-550 truck that is called a "snow foil". It rolls the snow and helps throw it away from the road. The Board is looking at a "snow blower" attachment for the Kubota tractor that would help greatly. 38 miles of side roads that are hilly and mostly in the shade is a big task, along with plowing Timberlake Road from the 53 to the Box S entrance.

We will begin more work and gravel at the start of the next budget ,as we spent \$53K (the budget) in 2015.

## Have You Ever Asked?

Questions and Answers About Timberlake

**Q:** I heard the Ranch House now has Wi-Fi. How do I get access?

**A:** Yes, the Ranch House now has Wi-Fi for Timberlake landowners. You'll need a password, which you can request from the Commons Director at [trlacommons@gmail.com](mailto:trlacommons@gmail.com) or by calling Steve Wills at 505.783.2457. Please do not use the Ranch House account to download large files or stream videos or movies. And never share the password with others, even other landowners.

**Q:** Why does Timberlake Road have those "washboard" ripples?

**A:** The "washboards" are caused by people driving too fast on the dirt road. Please slow down. By driving more slowly, we can avoid the build up of the washboards, reduce the amount of dust (which homeowners near the road would really appreciate) and also lessen the likelihood of accidents. When driving too fast on a dirt road, the rocks and gravel can be like driving on marbles and cause your vehicle to fishtail and lose control. Slow down and enjoy our beautiful corner of the world.

**Q:** I recently inherited some property on Timberlake Ranch. What do I need to do?

**A:** In order to receive your statements and current landowner information, make sure you notify the Treasurer that the property has changed hands. You can do this via email at: [trlatreasurer@gmail.com](mailto:trlatreasurer@gmail.com) or by sending new contact information via the mail to:

TRLA  
HC 61 Box 767  
Ramah NM 87321

To protect our landowners, you will be asked to send a copy of the deed showing you as the new owner of the property.



TRLA  
HC 61 Box 767  
Ramah NM 87321-9611



## *Your 2015-2016 TRLA Board of Directors*

**Steve Wills, President**  
(Term ends May 2018)  
HC 61 Box 836  
Ramah, NM 87321  
Phone: 505.783.2457

**Nancy Ramm, Treasurer**  
(Term ends May 2016)  
HC 61 Box 782  
Ramah, NM 87321  
Phone: 505.783.4091

**Sharon Axtell Director**  
(Term ends 2016)  
7611 N Shirley Ct  
Tucson AZ 85741  
Phone: 520.405.0659

**Kevin Farmer, Director**  
(Term ends 2018)  
PO Box 699  
Ramah NM 87321  
Phone: 936.933.5262

**Don Parry, Vice President**  
(Term ends May 2018)  
HC 61 Box 826  
Ramah, NM 87321  
Phone: 505.783.4588

**Ron Schali, Secretary**  
(Term ends May 2016)  
PO Box 366  
Ramah, NM 87321  
Phone: 505.722.5822

**Linda Shoppe, Director of Accounts**  
(Term ends May 2017)  
Box 493  
Ramah, NM 87321  
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Night Vision Camera