
TIMBERLAKE TIMES

TIMBERLAKE LANDOWNER'S ASSOCIATION • HC 61 BOX 767 • RAMAH, NM 87321

DECEMBER 2011

VICE PRESIDENT'S PONDERINGS

FIRST FULL SUMMER AT TIMBERLAKE by Don Parry



My wife Joleen and I are both natives of Arizona. Timberlake to us is like Sedona, the Verde Valley and the Mogollon Rim all wrapped into one. Although I have spent many weekends in Timberlake, I just spent my first full summer here. I learned a lot -- I thought I would share some of that with you.

Wildlife--WOW-- lots of Deer and Fawns, they were scarce for a while, seems the local Mountain Lion appeared for a short time; Dennis Black lost a few Turkey hens.

Birds--I thought I would buy feed and hang feeders, turned out to be a part time job. Word to the wise, get more than one Hummingbird feeder as to prevent dominant males being bullies, buy sugar in a BIG bag--Boy are they thirsty!! 1/4 cup of sugar in a feeder is plenty.

Finches--use a sock feeder with Thistle seed--LOTS of Thistle seed!!!-- Fun looking out the window, lots of action and color.

Squirrels--hungry buggers!! Sack corn (\$16) and un-salted peanuts (\$7)--I think I need a second job--maybe donations--any takers? HA!

I learned a good camera and binoculars are necessary for all the wildlife and flowers--Yes, after 40 years of construction, I have enjoyed what Mother Nature is providing us and why we need to take care of it.

Weather--Dry and warm in June then the rains came, boy did the grasses turn green, then all the color from the flowers.

Gardens--It's interesting how many people grow gardens--some quite well (next year, herbs for Joleen and hot peppers for me).

I sure learned how much work goes into keeping up with the roads and how little the County does--nice when they do! I have a quad and over the past years have ridden many roads, lots of work has been done in the last several years

and I witnessed what the rains can do to them. We need moisture for compaction, the right rock for the situation--does the quarry even have it or can we get it delivered? Justin's Earthworks has been a big help for some of the larger road projects. Just imagine what our road conditions would be like today if it weren't for the efforts of Jerry Toellner, Tom Merritt, Wade Merritt, Jeremy and now Russ. Progress is being made.

I learned that the Ranch House is quite the great asset. Lots of social activities. Seeing and meeting Landowners, making friends. The Fiesta day was fun and had great food. Lots of ice cream for the Social. Labor Day weekend the Volunteers had chicken, tri-tip and ribs with coleslaw and beans, always desserts!! I'm not a big reader, but how lucky we are to have a Library with lots of books, puzzles and videos all available for landowner use, THANKS Barbara Duncan and helpers!! The Volunteers are looking to have a Chili Contest, get your recipes ready!! If you have any ideas, get them to us. This place has taught me to slow down look around and listen-- to see Deer, Turkey, Badgers, Prairie Dogs and Birds of all kinds, including Eagles. I've been skunked on seeing Elk this year, others have been luckier! Reminds me of Scratcher tickets!!



I went to the Bonneville Salt Flats, was way cool for a gear head like me. Watching cars go over 400 mph is unbelievable!!! After 5 days, I realized there weren't any animals--at all! So when I saw a Butterfly on the grille of the truck, I realized just how lucky we are in Timberlake and couldn't wait to get back.

I also learned just how much Linda Pedersen and Danny Montoya have done and continue to do to solve the many, many issues of our community. A GREAT BIG THANK YOU!!!!

I also learned that the mascot of Grants High School is a Pirate-- ARGH!!!

I truly hope you Landowners can get to experience more of this great place. Come and experience the Ranch House and make new friends. Most of all, get away from the big city and RELAX!

"If you are lucky enough to live in the mountains, you are lucky enough!" *Unknown*

TREASURER'S REPORT

Treasurer's Report First Quarter (July 2011-September 2011)

by Eileen Domer

Of the total projected assessment fees to be collected for the fiscal year 2011-2012, \$108,046 (65%) has been collected. This is \$800 more compared to the fiscal quarter of the previous fiscal year. Thanks to everyone who has paid their dues.

Twenty-six percent of our \$163,332 budget, \$42,569.00, has been spent for FY 2011-2012. This compares to \$51,683 (28%) of \$183,241.00 budgeted during the first quarter of the last fiscal year.

Reminder letters were sent in October to the Landowners who had not made their July payment. Invoices are sent on the first of each month and interest will accrue at 18% on unpaid balances.

Remember, if you choose to make two payments, the second payment will be due by January 31, 2012.

Seven lots are being readied for foreclosure, compared to three lots sent to the lawyers last year.

Eighteen additional lots are currently in the position to have a lien placed on them. In December 2010, letters were sent to twelve landowners that a lien would be placed on their property unless a payment was received. Half a dozen liens were filed in March 2011. Both McKinley and Cibola counties raised the cost in July

2011 to apply and release a lien from \$18.00 to \$50.00.

The pie charts show that 80% of the money spent so far this fiscal year has been for Ranch Operations, with the majority of that spent for the purchase and spreading of gravel. Twenty percent is spent for administrative cost. Delinquent lots will increase the Association's legal cost because the Board will have to pay our lawyers to collect the dues.

The Ranch House renovation started in 2009 has cost a total of \$39,882.00 since work began.

Tudor, the underwriter for the Directors and Officers insurance was bought by Western World Insurance Group. TRLA's cost increased \$534.58 to (\$2,491.64/year). The new policy includes a legal defense provision and increased protection if the Board is sued.

Monthly Treasurer's Reports and spreadsheets are available on the TRLA webpage and show exactly how our assessment fees are spent. September's report is included in this newsletter.

Thank you to everyone for staying involved.

Eileen Domer, TRLA Treasurer



COMMONS REPORT

Projects have been completed

- Inoperable safe in TRLA office has been restored and Common Land deeds are now secured.
- Lighting has been installed over the sink in the Community Center Ranch House.
- Cable to the north lake gate was repaired.
- Cement ramps were poured for wheelchair accessibility on east side and west side to the Ranch House and at the north door to the Rock Room. The entire alcove area which was once the main entrance to the Ranch House has been cemented for a future patio area. This now prevents an access point for water runoff and critters getting below Ranch House.
- Trees trimmed on the south side.
- Furnace to bath house repaired--pinched thermostat wire.
- New door installed with locking mechanism to prevent random accessibility to bath house furnace and hot

water heater.

- Fence line surrounding Commons on the east side of Ranch House inspected for possible damage and repair to curb roaming cattle.

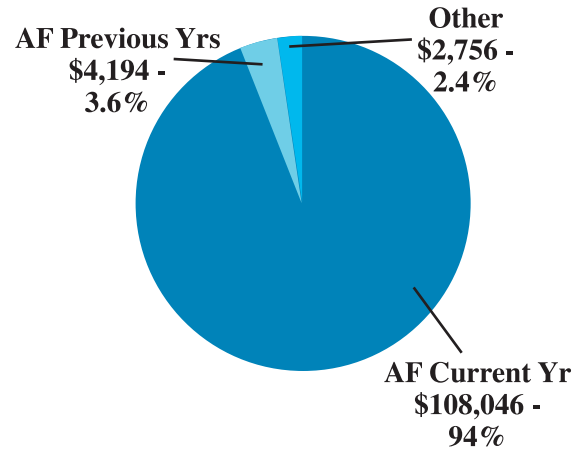
Projects on the horizon or in process:

- Weather stripping of doors in Ranch House along with sweeps.
- Installing refurbished original screen door to the kitchen.
- Widen rock pathway to 3' from flag pole to front porch.
- Replace deteriorating picnic tables.
- Locate and install two screen doors for library rooms.
- Drive to Ranch House alcove area to be graded and graveled.
- Shorecliff Drive entrance to Timberlake South cleaned and gate removed.

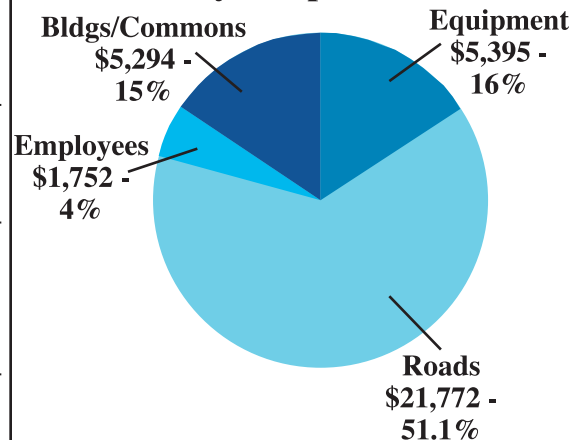
FISCAL YEAR	JULY 2011	AUG 2011	SEP 2011	YTD TOTAL	BUDGET
INCOME / INFLOWS					
5009 Assessment Fees Total	\$ 99,909.32	\$ 7,810.36	\$ 4,520.84	\$ 112,240.52	\$ 170,890.00
Current Year	\$ 97,444.55	\$ 7,785.36	\$ 2,816.21	\$ 108,046.12	\$ 164,190.00
Previous Year	\$ 2,464.77	\$ 25.00	\$ 1,704.63	\$ 4,194.40	
5011 Woodland	\$ 460.00	\$ 690.00		\$ 1,150.00	
5915 Key Income	\$ 31.00	\$ 41.00	\$ 16.00	\$ 88.00	
5920 Donation		\$ 100.00			
5930 Finance Charges	\$ 588.00	\$ 290.00	\$ 540.00	\$ 1,418.00	\$ 3,000.00
TOTAL Inflows	\$ 100,968.32	\$ 8,931.36	\$ 5,076.84	\$ 114,996.52	\$ 167,190.00
EXPENSES / OUTFLOWS					
Board					
6050 Annual Meeting	\$ <17.00>			\$ <17.00>	\$ 500.00
6103 Insurance-Dir. & Officers			\$ 2,492.00	\$ 2,492.00	\$ 2,000.00
6140 Office Supplies & Exp		\$ 695.00	\$ 105.00	\$ 800.00	\$ 2,000.00
6160 Postage	\$ 2.00	\$ 149.00		\$ 151.00	\$ 1,800.00
6215 Subscription & Dues	\$ 10.00			\$ 10.00	\$ 10.00
6290 Mileage-Board Members		\$ 25.00		\$ 25.00	\$ 100.00
TOTAL	\$ <5.00>	\$ 869.00	\$ 2,597.00	\$ 3,461.00	\$ 6,410.00
Communications					
6130 Newsletter			\$ 200.00	\$ 200.00	\$ 700.00
6170 Website					
TOTAL	\$	\$	\$ 200.00	\$ 200.00	\$ 700.00
Financial					
6010 Accounting	\$ 802.00	\$ 1,115.00	\$ 750.00	\$ 2,667.00	\$ 9,569.00
6020 Audit					
6030 Bad Debt					
6250 Taxes - Real Estate					\$ 850.00
6260 Taxes - Income		\$ 86.00		\$ 86.00	\$ 200.00
TOTAL	\$ 802.00	\$ 1,201.00	\$ 750.00	\$ 2,753.00	\$ 10,619.00
LEGAL					
6110 Legal	\$ 189.00			\$ 189.00	
6111.01 Legal-Casutt	\$ 454.00	\$ 467.00	\$ 779.00	\$ 1,700.00	\$ 18,000.00
6111 Lien & Notary Fees	\$ 50.00	\$ <46.00>	\$ 50.00	\$ 54.00	\$ 150.00
TOTAL	\$ 693.00	\$ 421.00	\$ 829.00	\$ 1,943.00	\$ 18,150.00
Ranch Operations Insurance					
6090 Insurance-Workers Comp	\$	\$ 188.00	\$ 113.00	\$ 301.00	\$ 800.00
6100 Insurance-Liability & Bond	\$ 1,298.00	\$ 654.00	\$ 600.00	\$ 2,552.00	\$ 8,000.00
TOTAL	\$ 1,298.00	\$ 842.00	\$ 713.00	\$ 2,853.00	\$ 8,800.00
Employee Wages & Taxes					
6310 Wages					
6310.01 Grader Time (\$10,000)	\$	\$ 488.00		\$ 488.00	\$ 10,000.00
6310.02 Brushhog Time	\$			\$	\$ 500.00
6310.03 Snowplow (\$2,600)	\$			\$	\$ 2,000.00
6310.06 Sanit. & Janitor W-9, (\$1,400)	\$ 154.00			\$ 154.00	\$ 1,400.00
6310.07 Ranch Hand (\$5,000)	\$ 319.00	\$ 382.00		\$ 701.00	\$ 9,000.00
TOTAL	\$ 473.00	\$ 870.00	\$	\$ 1,343.00	\$ 22,900.00
TAXES					
6220 Taxes - FICA	\$ 24.00	\$ 67.00		\$ 91.00	\$ 1,645.00
6230 Taxes - Fed Unemploymnt	\$ 3.00	\$ 7.00		\$ 10.00	\$ 172.00
6240 Taxes - State Unemploy	\$ 2.00	\$ 5.00		\$ 7.00	\$ 516.00
6300 Mileage-Foreman & Employ	\$				
TOTAL	\$ 29.00	\$ 79.00	\$	\$ 108.00	\$ 2,333.00
Buildings & Commons					
6150 Operating Supplies	\$ 17.00		\$ 234.00	\$ 251.00	\$ 300.00
6180 Bldg. Maint. & Repairs					
6180.01 Ranch House	\$ 1,228.00	\$ 49.00	\$ 2,769.00	\$ 4,046.00	\$ 4,000.00
6180.02 Bath House			\$ 26.00	\$ 26.00	\$ 1,000.00
6181 Common Land Maint Repairs	\$ 6.00		\$ 198.00	\$ 204.00	\$ 2,000.00
6200 Sanit. & Janitor Supplies	\$ 11.00	\$ 184.00	\$ 220.00	\$ 415.00	\$ 200.00
TOTAL	\$ 1,262.00	\$ 233.00	\$ 3,447.00	\$ 4,942.00	\$ 7,500.00
Equip. Maint. & Repairs					
6070.01 Dump Truck	\$		\$ 25.00	\$ 25.00	\$ 500.00
6070.02 Grader	\$				\$ 2,000.00
6070.03 Pickup	\$ 13.00			\$ 13.00	\$ 400.00
6070.04 Tractor	\$ 13.00		\$ 25.00	\$ 38.00	\$ 3,000.00
6070.05 Other	\$		\$ 11.00	\$ 11.00	\$ 200.00
TOTAL	\$ 26.00	\$	\$ 61.00	\$ 87.00	\$ 6,100.00
FUEL					
6311.01 Gasoline (1,500.00)	\$ 75.00			\$ 75.00	\$ 2,000.00
6311.02 Dyed Diesel (8,000.00)	\$			\$	\$ 4,000.00
TOTAL	\$ 75.00	\$	\$	\$ 75.00	\$ 6,000.00
ROADS					
6190 Gravel	\$ 4,958.00	\$ 15,732.00	\$ 861.00	\$ 21,551.00	\$ 45,000.00
6190 Road Maint. & Repairs	\$	\$ 105.00	\$ 116.00	\$ 221.00	\$ 5,000.00
TOTAL	\$ 4,958.00	\$ 15,837.00	\$ 977.00	\$ 21,772.00	\$ 50,000.00
UTILITIES					
6270 Telephone	\$ 54.00	\$ 62.00	\$ 68.00	\$ 184.00	\$ 600.00
6280 Electric & Propane	\$ 47.00	\$ 57.00	\$ 64.00	\$ 168.00	\$ 2,500.00
TOTAL	\$ 101.00	\$ 119.00	\$ 132.00	\$ 352.00	\$ 3,100.00
6315 CONTINGENCY FUND					
6105 Interest Expense	\$ 88.00	\$ 85.00	\$ 81.00	\$ 254.00	
2216 F550	\$ 805.00	\$ 809.00	\$ 813.00	\$ 2,427.00	
TOTAL	\$ 893.00	\$ 894.00	\$ 894.00	\$ 2,681.00	\$ 10,720.00
TOTAL OUTFLOWS	\$ 10,605.00	\$ 21,365.00	\$ 10,600.00	\$ 42,570.00	\$ 163,332.00
Bank Accounts: 8/15/2011 9/13/2011 10/13/2011					
Deposits	\$ 67,964.58	\$ 66,594.22	\$ 61,644.05		
Blue:	\$ 43,632.25	\$ 31,249.21	\$ 33,239.97		
Reward:	\$ 1,520.19	\$ 1,520.24	\$ 1,520.29		
Reserve:	\$ 135,670.40	\$ 135,675.01	\$ 135,679.47		
TOTAL:	\$ 248,787.42	\$ 235,038.68	\$ 232,083.78		

Roads Report

TRLA Inflows 1 Quarter FY 2011-2012 July ~ September



TRLA Ranch Operations Outflows 1 Quarter FY 2011-2012 July ~ September



TRLA Administrative Outflows 1 Quarter FY 2011-2012 July ~ September

