

Around the Ranch

Property Owners Assn. of Terlingua Ranch Inc.

POB 638 Terlingua, TX 79852

Telephone: 432-371-3146

TerlinguaRanch.com POATRI.org



2011 Board of Directors

April 2011

Water, Water – NOT – Everywhere!

There is no more precious resource at Terlingua Ranch than our water supply. It must be maintained constantly to assure a clean and plentiful supply.

By Dori Ramsay

The potable water tank up the hill from the laundry was cleaned with a combination of staff and volunteers Feb 13th. It was delayed at least once due to the severe freeze we had in early February. Pam Gordon, Steve Johnson, Dean Bucher, Indiana Bob, Steve Chene, Directors Marbert Moore and Dori Ramsay participated. Terlingua Fire and EMS firefighters Greg Henington and Jimmie Ivy were available in case there was a

Continued on page 2



The Killingsworth brothers shown testing the new well.

We are Back!

Communications Committee

Thanks to the Board of Director's budget allocation, we are publishing again. This first issue will be mostly hard copy as before. In the future, Internet delivery will be **substantially cheaper** than print so we would like to use this medium as much as possible. It would be great if all could be done via internet with more content, less expense & less waste. Send us your email address and tract # at newsletter@poatri.org to receive your newsletter electronically. Print at home if you want hardcopy.

What else is New?

With a new outlook on serving property owner needs,

Continued on page 4



Pam Gordon and Steve Johnson during the cleaning of the potable water tank.

problem with the confined space. The cleaning went smoothly and the tank was back in service in a couple of hours. Join us next year when we clean it again. Just another piece of the water puzzle...

Because of the severe cold, the pumps had been running the entire week to keep from freezing, which meant that the tank was full. Since our water is so precious, the idea of spilling 27,000 gallons on the ground was more than anyone could bear. The Saturday before the cleaning, water was free and almost all of the water in the tank was given away to our owners.

Refresher course on our wells...

POATRI owns six water wells. There is a possible seventh well near the elevated water storage tank.

Two of the wells are three miles north of the Lodge, and those two wells supply water to the elevated water storage tank. These two wells are active daily.

One well is located near the office, and it is active daily; it provides water to the non-potable water storage tank. That is the non-potable water that we sell.

One well is located above the upper RV camping area; this well is contaminated and is not in service.

One well is located at the swimming pool area. That pump was found to be inoperative, and it was pulled from the well several weeks ago. Its pump piping was unusable 1.25" steel pipe which had to be cut into pieces during the pulling operation. A new pump has been ordered for this well, and was installed Wednesday, March 9th.

The sixth well is the "new" well, the Smith well. We are working closely with Virgil Clark, state licensed water man, as we develop the Smith well. The well pump was installed (March 9th Wednesday), flow tested, and certified by the pump installers, Kade and Lee Killingsworth of Arrowhead Construction (licensed also), POATRI is free to do the work required to put that water into the distribution system. Virgil Clark has been a great help in assisting the well pump installers, and in keeping us abreast of the requirements to be

fulfilled.

There are two major steps involved in getting water from the new well into the system. The first is the well house, and the associated electrical and piping work to make the water move toward the Lodge. The second is the pipeline that will carry the water to the system. The length of that water line is about 1000 feet.

Work will be continuing through spring break to get this well on line. This well produces more gpm than the current two pumps combined produce. It will assure our future ability to provide water for our members. It will also put our pumps right in the lodge area rather than 3 miles down the road with all the associated piping.

* * * * *

Tales from Past Issues (Dec 1985)

(These articles are scanned directly from old issues)

Retirement

Jo Stautzenberger worked as a regular and then relief secretary in the Terlingua Ranch office for eight years. During that time she worked with four Ranch Managers, Bill Palmesano, Frank Fairchild, Jerry Paul and Mike North.

Each weekend during the past couple of years the office has been hers. She took care of the emergencies as they arose, checked guests in and out and answered a million phone calls.

During hunt season she assigned hunt areas, smilingly answered questions and on occasion was the recipient of unnecessary verbal abuse. Through it all Jo was patient, courteous, and friendly. The Terlingua Ranch owes Jo Stautzenberger a huge expression of thanks and appreciation.

Now she and husband Ernest (Chief) will enjoy their home, garden and many friends. Maybe in her retirement she will share her secret of calm and good nature in the midst of a busy, busy time. She will be sorely missed. We thank her for all she gave us.

From the President

What's new around the ranch? A lot has transpired this year since February 1 and we increased our board to a full complement of 9 members, yea! Dori Ramsay and Vern Stump have spent the last couple months "earning their stripes", too! They are doing an awesome job taking some of the load off of the other local directors who have shouldered much of the burden over this past year. Thank you for voting for them!

Now for some updates:

In February we had the REALLY hard freeze come through and many waterlines all over Texas were damaged, the Ranch was no exception. The freeze affected our laundry facilities and our pool pump the most. One of our big holding tanks needed a good cleaning out and there were a team of workers (many volunteers) to help make that process quick and successful!!! Property Owner, Virgil Clark, has been working closely with Marbert on getting our newer bigger well online, and the pool pump was replaced, so now water pressure is better than it's been in a while, yeah team!

Pam Gordon continues to do an amazing job at the front desk! (and anywhere else she can work on getting things organized) She kept the 'ship in tip top shape' during the spring break rush and delighted guests with horseback rides to and from their rooms and not only created satisfied customers but kept them entertained and smiling all the way through their stay! Thank you Pam for creating unique adventures while you made some new lifetime friends for our ranch! We also hired Diane Paul to help run the front desk part-time just in time for the rush, so I am sure she was busy all week training on the go, too! Great work Diane!

We hired a new Road Crew foreman, Dennis Nance and our roads are getting into shape, there's lots to be done and we have the right guy for the job! Andrea has been a jewel! She has the POS position down to an ART now and we are blessed to have her on staff! Dean and Val continue to keep everything in order and running smoothly, they are the guys 'behind the curtain' who make us all look good, be sure to thank the staff for all the hard work they do!

Continued on page 4

From the Treasurer

It's great news that the Ranch has a newsletter crew working again! I've been asked to present a report for the newsletter, so here goes...

This past year, 2010, saw lots of financial change for Terlingua Ranch. The Ranch operated within a very tight budget and finished the year with a sizeable surplus. The biggest reason for the surplus was the budgeted legal fees that were not spent. Not much happened during 2010 on the lawsuit front, so the large amounts that were budgeted for legal work remained unspent. The Board decided at the October 2010 meeting to set a portion of that surplus aside for badly needed pickup truck upgrades, and implementation of the Smith well that has sat dormant for six years since its purchase.

In anticipation of finalizing all lawsuits in 2011, the budget for 2011, again, has a large amount set aside for legal expense. That means another year of very tight management of expenses for the Ranch operations.

The Ranch remains in good fiscal condition with contingency money of approximately 50% of our yearly budget set aside for a financial cushion. Please be reminded that assessments are due March 31, 2011. Please be a responsible Terlingua Ranch owner by paying your assessment on time.

In accordance with our Policy and Procedure Manual, a new Certified Public Account has been retained for consultation by the Ranch. This CPA has done lots of work with non-profit corporations such as Terlingua Ranch, and he is guiding us in the re-structuring of our financial reports to property owners. As he has explained, the previous financial structure was correct, from an accounting perspective, but difficult for the average owner to read and understand. It is hoped that the new layout will be easier to read, in order to better explain the Ranch financial condition.

Marbert Moore

Treasurer, Terlingua Ranch

Link to financial reports:

<http://www.poatri.org/financialsindex.html>

Assessment payments as of late March are approx. 8% ahead of last year. We are pleased with the support this shows as we try to bring more owners back into our community of Terlingua Ranch.

the board, staff and volunteers are putting the ranch back in running order. All ranch facilities are open again including the Restaurant which has a new "lease" on life. Thanks to Judy Unruh. She has agreed to operate the business as *Judy's Bad Rabbit Café*.

For information Call: **371-3389**

The current operating hours are:

Breakfast/Lunch Tuesday-Sunday 8:00 am-2:00 pm

Dinner Tuesday-Saturday 5:30-9:00pm

* * * *

Included in the re-opening are the pool, bathhouse, and laundry. The cabins, RV and camping spaces are also open for owners and renters. During hunt season the deer lockers are also in operation.

* * * *

The 2011 Board of Directors has set up a "Meet and Greet" once a month. It's usually a Sunday afternoon from 1-4 pm. We see it as an opportunity for owners to talk with different Board members about issues that concern them. You can call the office or come by.

Schedule for the rest of the year is:

- April 3rd Jeff Daly
- May 1st Paul Burger
- June 26th Vern Stump
- July 31st Open
- August 28th Open
- September 25th Open
- October 30th Open
- November 27th Open

* * * * *

We would like to let all incoming member pilots know that thanks to the generosity of Mark and Vicki Thomas we now have a courtesy car at the airport for the pilot's use when they fly in. The keys are available at the office.

For those of you who came over spring break, I hope you left feeling full and satisfied that the Ranch, as you love and remember, is BACK in full swing! Judy is cooking a whole lotta love in every bite at the Bad Rabbit Cafe, stop in on Friday nights for the Catfish special and the live music! Our contract team Steve and Cindy Johnson did a fine job keeping up with room change overs and all the laundry during our busy Spring Break rush, too, whew!

We are still seeking another equipment operator to work with Dennis and a bookkeeper to work in the office with our QuickBooks accounting, receivables, and payables. For the time being, we have Linda Shank filling in with the books, thank goodness for volunteers. She REALLY deserves a medal; please thank her when you see her.

Braun Lawsuit- As you know last time all the directors were down at the ranch, we were also UP in Alpine at the jury trial on the Braun litigation. That lawsuit ended with the judge deciding to dismiss the jury and order a Directed Judgment in favor of POATRI, which stated:

"The Court concluded that the Plaintiff, JULIANNE BRAUN, had presented her evidence, rested and that such evidence was insufficient as a matter of law to prove her cause(s) of action against Defendant"

Suber Lawsuit- Pretrial Hearing is June 6, 2011 and the Trial is set for August 30, 2011; both in Alpine before Judge Ables.

Our next Quarterly Board Meeting is Saturday April 30th and I hope to see y'all there. The board has requested that the attorney go over the bylaw change proposals and we hope to have at least some items ready for the board to vote on by the April meeting.

Lastly, I want to thank our new Communications Committee for putting together this great newsletter and getting our updates out to the owners! See ya at the meeting!

Tanya Phillips, President

POATRI BOD

FIRE ! ! ! !

Our lead article is about water and wouldn't you know, fire is demanding its turn.

It has not rained here since last September. Texas has had a terrible month of fires. On April 5th there was a wildfire at Gate 4 on Terlingua Ranch. Quick response by Terlingua Fire and EMS contained it in spite of 30 mph winds. It was limited to less than 30 acres.

Last week saw two fires in Marfa/Fort Davis and Alpine. As of this writing, the Marfa/Fort Davis fire is 70 % contained. This fire, referred to as the Rockhouse fire started in Marfa. It has so far burned 164,879 acres, and is still burning towards Balmorhea.

For 3 days, Terlingua Fire and EMS and Red Cross Volunteers from Terlingua Ranch assisted in fighting those fires. Most of TFEMS volunteers and staff are Terlingua Ranch property owners. While they were off fighting, there was also a crew left to work with the National Park firefighters who were covering South Brewster County.

There are several things you can do to keep up with emergencies whether you are on Terlingua Ranch full time or just occasionally. Brewster County has a Code Red automated phone service for emergencies. It was used extensively during the power outages earlier this year.

There are two ways to sign up, you can call 432-837-5541 or go to the website:

<https://cne.coderedweb.com/Default.aspx?groupid=WPQY7ku9o1gGwUyBAf28GA%3d%3d>

This is an excellent way to stay informed.

There is also the Texas Fire Information Service which will email news of all active fires and their status to those who are not near the Ranch and are concerned about their property. If you would like to be added as a contact to the Texas Fire Information email list, please send an email to Information@tfs.tamu.edu with your name and email address.

To protect your property, clear out grasses near your house, make sure you know how to get out of your property in case of fire, and look at where you could put in fire breaks that would slow a wildfire.

There is a burn ban in effect for Brewster County – obey it. All cutting, torching or welding work needs to be very carefully done. Any spark right now could make Terlingua Ranch a pile of ash.

In case of fire, call 911 immediately!

Ranch Staff and Services

Ranch Staff:

Andrea Hinkle: Property Owner Services
PropertyInfo@TerlinguaRanch.com

Pam Gordon: Front Desk Manager
frontdesk@terlinguaranch.com

Dennis Nance: Road Crew Foreman
371-3146

Dean Bucher: Maintenance
371-3146

Val Jahns: Maintenance
371-3146

Cindy and Steve Johnson: Contract housekeeping
371-3146

To request road service call the office at **371-3146**

Board of Directors

Tanya Phillips
Board President
tanyamp@austin.rr.com

Vernon Stump
Vice President
Vernonstump@gmail.com

Marbert Moore
Treasurer
mgm.ii@sbcglobal.net

Dori Ramsay
Secretary
tdramsay@gmail.com

Jeffery Daly
j.daly@ix.netcom.com

Paul Burger
paulburgerdr@yahoo.com

Charlie Oakes
okcorral@bigbend.net

Frank Oxsheer
foxsheer@sbcglobal.net

Randolph Williford
williford4poatri@earthlink.net

* * * * *

Steve Chene was hired as ranch manager February 14th. He tendered his resignation April 15th. We wish him well.

2011 Election Results

The votes were tallied for the recent Board Member election and the amendment to section 3 of the bylaws election.

438 - Dori Ramsay

411 - Vern Stump

397 - Jeffery Daly

361 - Frank Oxsheer

348 - Don Ferguson

306 - Dan Patchin

193 - Mike Taylor

Therefore, the Board Members for 2011 are:

Tanya Phillips, Marbert Moore, Charlie Oakes, Randall Williford, Paul Burger, Dori Ramsay, Vern Stump, Jeffery Daly and Frank Oxsheer

The vote on accepting the section 3.11 & 3.12 Bylaws changes passed by a vote of **313 YES, 263 NO**

Therefore, Articles 3.10 and 3.11 will be removed from the bylaws and Article 3 will be renumbered accordingly.

A members meeting was held after the January board meeting. Details are available on the POATRI website.

January 2003

Barrel Cactus

By Art Worley

Description:

Ferocactus, meaning "fierce or wild cactus," are always cylindrical or barrel shaped and are usually among the largest cacti of the North American deserts. All members of this genus have prominent ribs and are fiercely armed with heavy spines.

Native Americans boiled young flowers in water to eat **like** cabbage and mashed older boiled flowers for a drink. They also used the cactus as a cooking pot by cutting off the top, scooping out the pulp and inserting hot stones together with food. The spines were used as needles, awls and in tattooing.

The pulp of barrel cactus has been widely used for making cactus candy (thus one of its common names, Candy Barrel Cactus), but this has also accounted for its destruction and, therefore, protected status in many areas.

In an emergency, the pulp of the stem can be chewed for its food and water content, but obvious care must be taken during such an operation. The taste can vary greatly depending on species.

TEXAS BARREL CACTUS

Ferocactus hamatacanthus

This small, globe-shaped cactus is usually green but lay turn purple under full sunlight. The long central spine may ~be up to 6 inches long and curved back on itself at the tip.

Desert: Chihuahuan Desert of west Texas **Height:** To 16 inches

Spines: Slender yellow, red or brown twist in many

directions. **Flowers:** Yellow with reddish bases bloom hi May through July **Fruit:** Brown and juicy **Elevation:** Sea level-5,000 feet

In some species, one or more central spines are curved like a fishhook, accounting for the common name Fishhook Barrel Cactus.

Barrel Cactus flowers always grow at the top of the plant. They bear no spines and only a few scales. Fruits become fleshy and often juicy when mature, but are not usually considered edible.

Natives refer to all species of Barrel Cactus as Biznaga, Bisnaga and Viznaga. There are a number of species of this genus, most of which grow in central Mexico and Baja, California, Four species are recognized growing in the deserts of the American Southwest.

Barrel cactus usually grow along desert washes, gravelly slopes and beneath desert canyon walls in all of the hot desert of North America from the Mojave, Sonoran and Chihuahuan deserts of southern California, southern Arizona west to Texas and south into Baja, California and central Mexico.

* * * * *

We need articles like this on the flora, fauna and geology of the ranch area written by our local experts and hobbyists. If you would like to submit something, it needs to be one page column or less in length single-spaced in Arial 10 pt. and MS Word format.

Email to: newsletter@poatri.org

**Spring break Terlingua Ranch
2011 - Pam Gordon**

A great time was had by all at the ranch during spring break.

Some families arrived as a unit to explore south Brewster County and the parks.

Some met here to rendezvous with seldom seen family or as couples and individuals to enjoy the seclusion of our treasured landscape.

One family created some great memories while they stayed in the cabins the first part of the week and then braved primitive tent camping

Ranch Activities

for the first time. This became a riotous experience of braving marauding nocturnal javelina which they recorded on video for the family archives.

Another couple from Canyon Lake, TX arrived on a mountain bicycle built for two via the Marathon road trail.

All in all as their hosts in the big bend we brought many delightful adventures. We were also the beneficiaries of the revenue they bring us to help sustain our beloved desert paradise.



Mark and Vicki our courtesy car donors



Dori using Pam's taxi to provide for spring breakers



Spring break tent area



The new ranch store



Jeep club ready to go at spring break



Ranch view from the air



INSIDE THIS ISSUE

- 1** Water Projects
- 2** From the Past
- 3** Reports from the Board
- 4** What's New
- 5** Fire Report, Staff and BOD Contact Info.
- 6** 2011 Election Results
- 7** Ranch activities

CALENDAR OF EVENTS

RANCH POTLUCK

JUDY'S BAD RABBIT CAFE

3RD THURSDAY EVERY MONTH

Bring your favorite dish and utensils

BOARD MEETING

RANCH OFFICE

10:00 LAST SATURDAY - JAN, APR, JUL, OCT

Pre-meeting workshop Friday at 1:00 pm

Party after the April 30th Meeting

There will be a party on the patio (weather permitting) following the April 30th Board meeting.

Grupo de la Paz will be playing again courtesy of Paul and Terry Burger. Come and enjoy a good time and dance the evening away.

POATRI
PO Box 638
Terlingua, TX 79852

BULK RATE
US POSTAGE
PAID
PERMIT NO.
00000

ADDRESS CORRECTION REQUESTED

Mailing Address
Street Number and Name
City, State 98765-4321