

THE OWNER'S ASSOCIATION AT INDIAN CREEK

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EMERGENCY NUMBERS:

Fire

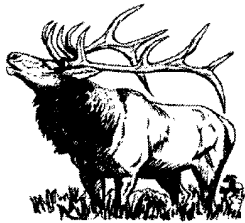
Rocksprings (830) 683-4111
Barksdale (830) 234-3473
Camp Wood (830) 597-6100

Border Patrol (830) 683-2255

EMS

Rocksprings (830) 683-3305
Camp Wood (830) 597-4200

Sheriff & Highway Patrol
830) 683-4104



WILD FACTS

There have been a couple of isolated incidents of anthrax this year in the western Hill Country, but nothing at all reported in the vicinity of the ranch. By all accounts, we should not have anything to worry about for this year at all.

The largest ever raccoon was recorded at 60 lbs.

The recorded lifespan for a captive raccoon is 21 years.



Message from the Association President:

Greetings, "Welcome" to our new Owners, and Thanks to all! The strength of our Association is our Owners.

Please take a moment to review your Association Newsletter, volunteer, and participate.

Activities and Progress:

Edwards County Tax Authority Wildlife Management Review: During the past Quarter our Association had our first "review" of our Wildlife Management Programs. The results were positive and constructive. Mike and Terri Ashby and Michael Gutierrez our Association Game Biologist accompanied the auditor. (See details in Michael Gutierrez's Biologist Corner section)

Election Time: Votes must be received by September 18, 2006: It is a pleasure to announce that our call for volunteers resulted in an excellent candidate to assume the duties of Secretary/Treasurer. Bill Wilson has agreed to serve in this key Board of Directors position. The Ballot for the official election, (including the opportunity for "write-ins") is included at the end of this section. Election results will be announced at our October 7, 2006 Annual Meeting.

As specified by our Association By-Laws, the current Secretary/Treasurer (Jimmy Yarbrough) will become Vice-President, and our current Vice President (Dan Delich) will become our new Association President at our Association Annual Meeting.

Limited Elk Harvest approved by Board of Directors. Details of the first Association Elk harvest and lottery for permits are announced in the Vice Presidents Report, which follows. The lottery drawing will be held at the Annual Meeting, but you need not be present to enter and win....good luck to all. A great job was done by our Association Wildlife Committee Chairman, Mike Ashby and Michael Gutierrez (our Wildlife Biologist) to put this plan together.

Excellent Progress Reported by Association Committees. A detailed report is included in the Vice Presidents Report, which follows, on our Association Wildlife Committee, and the newly formed Association Security Committee.

"Second Quarterly Gathering" Successful: (July 17, 2006) Our second Association Quarterly Gathering was successful and was attended by about 40 Neighbors. Owners Address lists, copies of By-Laws, and Plats of the Ranch with names were distributed.

New water well is in service: We have had to activate our "spare well" to cope with the drought. Our wells are still pumping, but the "flow rates" are very low. Special attention is needed by Owners to report leaks, close valves when not in use, and generally conserve the water we have.

Phase Gates Signs and Phase VII Gate Installation Signs have been installed on all Phase Gates, to assist visitors and emergency services in the location of Owners Properties. Phase VII Gate location has been marked, and should be installed by our Annual Meeting.

Important Association Dates:

Annual Meeting Announced for 10/7/06: The Owner's Association at Indian Creek Annual Meeting will be held on October 7, 2006. The Annual Meeting will be held at the same place (The Old "Headquarters" thanks to Mike and Terri Ashby) Reports by Association Officers will be followed by announcement of the results of our election. The 2006 Game Census Report will be delivered by our Association Biologist. Under "New Business" we will discuss the increasing need for road repairs/maintenance. Our County Game Warden, Mr. Cody Hatfield, will be our guest Speaker. Please plan to attend.

- THE OWNERS ASSOCIATION AT INDIAN CREEK CONTACTS:
 1. President – Jim Trotter (210) 828-1358 e-mail: bevo-one@swbell.net, 1 Cottesmore Court, San Antonio, Texas 78218
 2. Vice President – Dan Delich (512) 323-2525 e-mail: ddelich@austin.rr.com, 1711 Pecos Valley Cove, Round Rock, Texas 78664
 3. Secretary/Treasurer - Jimmy Yarbrough (210) 362-6320 e-mail: jry4275@aol.com, 2793 Valencia Lane, Schertz, Texas, 78154
 4. Association Game Biologist - Michael Gutierrez (210) 288-0008 or e-mail: mgutierrez10@satx.rr.com, 5222 Charolais, San Antonio, Texas, 78247
 5. Assistant Secretary/Treasurer – Bill and Jackie Wilson, (210) 536-1871. e-mail: wilsonwr@earthlink.net.
 6. Water Emergency Contact – Emmet King (830) 591-3807 (cell) or (830) 597-3324 (office)
 7. Wildlife Management Committee Co-Chairmen – Mike Ashby (972) 335-5893 e-mail Mike_Ashby@oxy.com, and Coy Fontenot (979) 830-8374 e-mail coyfontenot99@hotmail.com
 8. Security Committee Chairman – Chuck Bocock (830) 792-6429 e-mail bocock5@hotmail.com

- PRESIDENT'S PARTING SHOTS: As I step aside, to support our new Officers, permit me a moment to complement you Owners for the Association that you have become. I reflect on our Association that in 2003 numbered 20 or so...today we are around 80 in number. Words can not express my gratitude to the individuals listed above. Along with the good efforts and support of many other Owners...much has been accomplished. BUT there is much left to do. We are proof that "neighbors being good neighbors," paying our dues, and abiding by our Association rules/regulations...makes us better than we could be individually. The Owners Association at Indian Creek is strong and getting stronger, planning and making progress...please join us.

With high hopes, best regards, and gratitude,

Jim Trotter, President

VICE PRESIDENT'S REPORT

Hello Indian Creek land owners. It's been a big year for Indian Creek, we have seen a lot of changes this year and still more to come. Later in the news letter you will see reports from our wildlife committee and our security committee. One serious problem that we all need to address is the lack of funds to do any road work. We have been very fortunate that the rains haven't been severe enough to wash out any roads, that will most likely change soon. You will also notice later in the letter that we are going to have a lottery drawing for elk permits this year, This is for 2 reasons 1 is to control the herd and 2nd is to help raise funds for the association. This however will not be enough to get started on the road work needed. The board is going to recommend a \$1.00 per acre raise in dues and doing away with the \$300.00 cap. This is a minimal step in boosting our revenue to finally get some road work done. Several areas on the ranch need general maintenance some areas need a little more. Specifically Phase 1 and 2. In this letter you will find an entry form for elk drawing if you can't attend the meeting and want to enter please fill it out and send it in before Oct 5th. Special thanks go out to our committee chairmen for doing a great job this year. And very special thank you to Jim Trotter most of you will never know how much work and time this man has put in these past 2 years. We could not have asked for a better president or neighbor. Hope to see you in October.

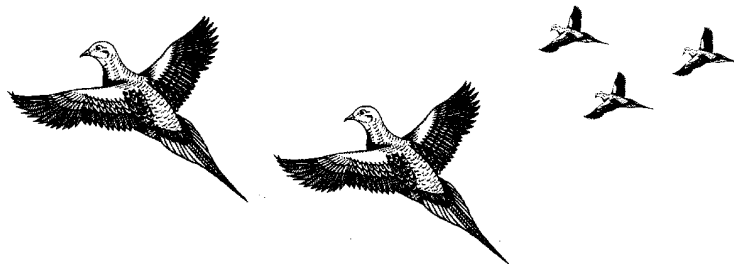
SECRETARY/TREASURER'S REPORT

Hello again fellow landowners!

Hunting season is just around the corner. It looks pretty promising by the game I have been seeing around the ranch. Hopefully we can get some fall rains to help our food plots develop. As you will see in my update we are holding steady with our funds. Most dues have been paid and liens are being filed on the owners with outstanding dues. We have incurred some water repairs in the third quarter for approximately \$3,400. This is not included in our 2nd quarter numbers. In addition, we have not performed any road maintenance year to date and maintenance is needed in a few areas. Last year we depleted our funds to less than \$3,000 by yearend and deferred the last two quarterly Payments for Chaparral Wildlife to 2006. We need to end this year in a positive balance with all bills being paid in the year incurred.

Update:

- Liens are currently being filed on 4 Land Owners.
- Signs have been installed on all Phases except PH VII
- Please lock all Gates so we can keep unwanted guest out of our Ranch!
- I will have additional car tags at the annual meeting. If you are unable to attend and need additional tags, send me an e-mail.



Below is the 2nd quarter Treasurer's Report for 2006...

Peoples State Bank Statement as of 6/30/2006	\$ 10,346.51
PEC charges for April – June	\$ 885.37
Water Service Repairs	\$ 3,527.00
Association Dues Received	\$ 5,857.07
Outstanding dues from 2003/2004	\$ 1,818.62
Outstanding dues for 2005	\$ 444.34
Outstanding dues for 2006	\$ 433.06

Please make Checks payable to The Owners Association at Indian Creek.
Mail to: Jimmy Yarbrough, 2793 Valencia Lane, Schertz, TX 78154.

Please give me a call (210) 659-2184 or e-mail jry4275@aol.com , if you should have any questions or concerns.

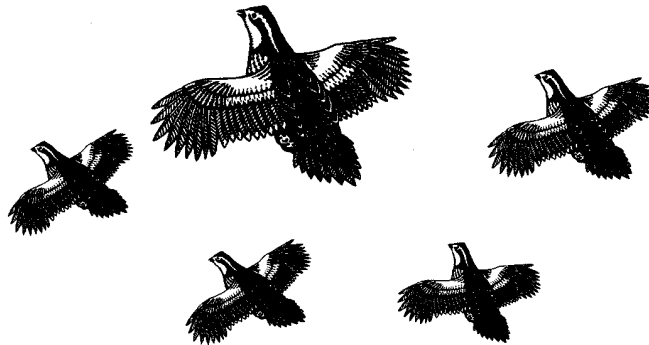
SECURITY REPORT

My name is Chuck Bocock, I am employed in Law Enforcement in the Kerrville area and have agreed to serve as Chairman of The Owners Association at Indian Creek Security Committee. I am in the process of structuring a plan so that we, as neighbors, can look out for one another's property. The details of this plan will be presented in the next Newsletter.

My "contact information" is presented above. Please assist us all by:

1. Volunteering to serve with me on the Committee.
2. Reporting any "break-ins" or suspicious activities to me.
3. Displaying your "car tags" and report information of untagged, suspicious vehicles.
4. Keeping the Phase Gates secured.

I look forward to meeting everyone and being of service.



WILDLIFE COMMITTEE REPORT

ACCOMPLISHMENTS

Wildlife survey was issued (only 11 surveys have been returned). Results are as follows:

A. What are the 3 most important goals to you as a landowner that the wildlife committee should strive to accomplish?

1. Wildlife Management – improve the deer & elk herds, help with surveys, set harvest plans; also can our land support quail and pheasant?
2. Meet the needs of tax exempt status and work in close contact with Edward's tax office and get owners to follow the rules (turn in data, feed protein and supply so much water per acre to the wildlife)
3. Education of the owners

B. What areas of wildlife management are you interested in hearing more information about?

- Grants that are available, their restrictions and dues collection status
- Habitat enhancement including prescribed burning
- Predator control and hog control
- Turkey carrying capacity of the land
- Game & Property Management on a budget for the owners
- Irrigation methods for food plots
- Security – change lock combos routinely, what else?
- Mineral makeup and how best to distribute
- Define for all, WHAT IS A CULL BUCK?
- Present charts on improvement of herd by year based on harvest data – weight, age, antlers – can this be done?

C. Would you be interested in setting up work days to improve habitat? What activities have interest to you? What equipment do you have available? (Example: have a weekend where we get together and meet and then dedicate the rest of the weekend to cedar clearing on each owners own land)

Most people said YES HAVE CHAIN SAWS AND MUSCLES ... couple of tractors are available too.

D. Are you interested in serving on the wildlife committee in some capacity?

A few persons said yes, we will look at a rollout/replacement system similar to what the executive committee has in place ...

The second quarterly gathering was held and workday completed on June 17th.

Ms. Cotton Ploesser from the Edwards County tax office toured the ranch on June 16th and left with a favorable impression. Thank you Mike for hosting her on the tour.

WILDLIFE INFORMATION

Definition of a “**CULL BUCK**” - Any deer 2.5 years of age or greater that has less than 4 points or any deer greater than 4.5 years of age that has an unbalanced rack no due to injury or breakage (like 2 points on one side and 5 on the other)

Food plot info ... I recently tested the soil on the ranch and it showed ph of 6.5, adequate nitrogen, excellent potash and excellent phosphorus there will be more detailed articles on food plots included in future newsletters.

EROSION CONTROL

Any active practice that attempts to reduce or keep soil erosion to a minimum for wild animals' benefit is erosion control. Some examples of erosion control practices include:

- Pond construction
- Gully shaping
- Pond, creek side re-vegetation
- Establishing native plants

Pond construction is defined as building a permanent water pond to prevent, stop or control erosion and provide habitat diversity to benefit wildlife. Ponds should be used to help create or restore shallow water areas for water management and wildlife use.

Gully shaping involves reducing erosion rates on severely eroded areas by smoothing to acceptable grades and re-establishing vegetation. An area should be seeded with plant species that provide food and/or cover for wildlife.

Pond and creek side re-vegetation means re-vegetating areas along creeks and ponds to reduce erosion provide stabilization and improve value to wildlife. Some practices such as:

- Use hay to slow spread of water runoff
- Establish plant buffer areas along water's course or runoff areas
- Install barrier materials along embankments to reduce erosion
- Establish low water crossings

Establishing native plants to control erosion and provide cover for wildlife. Plant perennial vegetation in corners or at junctures to reduce erosion. This improves plant diversity for the habitat or by leaving plant stubble behind to provide soil stability.

PROVIDING SUPPLEMENTAL SHELTER

Supplemental shelter means creating or maintaining vegetation or artificial structures that provide shelter from weather, nesting/breeding sites and escape cover for wildlife. The best shelter for wildlife is to have well maintained habitat. Some practices are:

- Brush piles and slash retention
- Managing fence lines
- Managing hay meadows and pasture
- Half-cutting trees and shrubs

Brush piles and slash retention can provide additional cover and protection. Planning the placement of brush piles and slash retention spots, like leaving dead brush on the ground or piling in stack, work as good examples of habitat enhancement.

Fence line management allows for shrubs, trees and grasses to grow up along fence lines to provide cover. Indian Creek of course, does not have many internal fences.

Hay meadows and pastures can be useful for wildlife. Not mowing till July or August allows turkeys to have nest sites and then once mowed, insects are attracted to the area which provides some food. Mowing in strips is preferred again to allow cover to remain. Weeds here should be allowed to grow as this too is a good source of food.

Half-cutting trees and shrubs allow for horizontal cover near the ground and provides for extra cover where cover is lacking.

NEWS AND UPCOMING EVENTS

Wildlife committee telephonic meeting to discuss elk and spotlight surveys in the fall will be held.

Next article will be on Food plots. Future articles will include information on proper deer aging and to cover topics raised in the wildlife surveys by the owners.

Biologist Corner

We had a wonderful visit with Cotton Ploesser on the Friday before our last meeting at the ranch. She was very happy about the way things were progressing at Indian Creek and was constructive in ways we could improve our situation as well. Among the activities that were most impressive were some of the landowners hard work to restore some of the old ponds and dams, and the efforts to clear away the noxious cedar that is found on the ranch. While driving around she also mentioned how wonderful it would be if we could focus some efforts on clearing the cedar around the actual Indian Creek that runs through the property. Studies around Sonora have shown that clearing a significant amount of cedar from around creeks can tremendously increase water flow to those creeks and even revitalize creeks that have not had water flowing in them in some years. At some point in the future (perhaps at the fall meeting) I would like to get with all of the landowners who have land bordering the Indian Creek and see if there is enough interest in this project to get the ball rolling. To that end, there may also be some government assistance available to us in the form of cost-sharing that can significantly help fund our brush clearing activities around the creek. Two programs that might be of interest to us are the WHIP (Wildlife Habitat Incentive Program) and the EQUIP (Environmental Quality Incentive Program). With these programs up to 50% of the cost of mechanical treatments can be funded. I will be setting a meeting up with Kenny Reed from the NRCS soon to tour the ranch and discuss the possibility of taking advantage of these programs.

One major issue that precipitated from my tour with Ms. Ploesser was the need to have EVERY landowner fill out an annual report. Starting in the spring of 2007 every landowner must return the annual wildlife tax report that I send out in the spring. It is one way we have of assuring that every landowner is participating in the wildlife program. Those landowners who do not return a report or in other ways are not participating in the program will be subject to individual assessment by the Edwards County Appraisal District. I encourage everyone to take the time and effort to help out with the wildlife program as it will generally be much easier to maintain your tax valuation with the help of the association than on your own.

I will be conducting the spotlight survey in late September and will share the results with everyone at the meeting along with my harvest recommendations.

Another topic I would like to bring up is the possibility of using the resources on the ranch to pay for some hog killing if everyone agrees. I have a helicopter pilot who will exchange several hours of helicopter time to kill hogs from the air for the opportunity to capture some of the exotic animals (axis, audad, blackbuck, etc.) and sell them. I have done this on other ranches and have had tremendous success in killing many hogs. In 3-4 hours of flying time I have been able to kill up to 50 hogs on a ranch just south of Indian Creek in similar terrain. That possibility can be discussed at the meeting in October. Looking forward to seeing you all there once again. It should be fun!

Mike

The Owners Association At Indian Creek

OFFICIAL BALLOT 2006

SECRETARY/TREASURER POSITION:

NOMINATED:

BILL WILSON

FOR

WRITE IN CANDIDATE _____

CONTACT INFORMATION FOR "WRITE IN NOMINEE":

PHASE & TRACTS OWNED BY NOMINEE: _____

ADDRESS:

PHONE:

(Write-in-nominee must be a dues paid Owner and provide written agreement to serve to the Board of Directors.)

VOTER PHASE AND TRACT(S)....(ONE VOTE FOR EACH TRACT)

PHASE: _____

TRACT (S) _____

Votes must be received by September 18, 2006 by:

Jimmy Yarbrough, Secretary/Treasurer
2793 Valencia Lane,
Schertz, Texas, 78154

The Owners Association of Indian Creek 2006 Elk Harvest

Lottery system – purchase a chance and see if you are a lucky winner.

Harvest Quota – 4 Mature Bulls and 8 Mature Cows by lottery drawing

**Timing of Harvest – October 7, 2006 till January 21, 2007
(until the end of Texas whitetail season)**

Lottery will be held October 7, 2006 @ the annual meeting. You do not need to be present to win, mail in's will be accepted up until October 1.

Lottery entry fee is \$ 75 per lot if you want to participate. Harvest tags will be issued to the successful winners of the lottery.

The lottery will be conducted as such; first name drawn has choice of bull or cow tag, second name same choice and so on until all tags are given out (12) ... there are only 4 bull tags so once they are selected the remainder of winners get cow tags.

Hunting is on your land only. Tag must be affixed to the animal when harvested. Details of your harvest must be recorded (sex, points, health) and sent to Mike G.

If you are seen harvesting an elk and not in possession of a lottery tag, you will be considered as out of compliance with the Wildlife Plan for the Association and reported to the Tax Appraisal District for individual evaluation.

Good luck and good Hunting The Wildlife Committee