

INDIAN CREEK RANCH



BBQ time at the hangar

Randy Wood was our first and only real ranch manager.

We all realized that it was not possible to replace him with one person. The objective of the board therefore was to learn the specifics about how ICR works and divide required tasks among the owners. We went through a hard time of learning. A few owners were involved and we were able to figure things out. Now that the information is gathered we can spread the work out as much as possible.

Teaching as many people as we can how the ICR systems work and how to do repairs means that we don't need one individual ranch

manager. We all have a vested interest in keeping the water system in good shape. We also need to report any issues when they are discovered so something can be done about them. We need to know what to do when something happens and who to call.

Communication is the key to the ranch.

If you find a problem contact the Communications Coordinator, the president or vice president as soon as possible.

All land owners are potential volunteers. Please participate.

ICR needs you.

PRESIDENT'S REPORT

I hope everyone had a great holiday season and a fruitful hunting season. It's hard to believe we are already in the middle of February. So far the weather has cooperated with only moderate rains and no extended freezes leaving our roads passable and the water system intact. Speaking of the roads, we are hopeful that Grooms can get to us sometime in March. On the water front, the tanks in Phase 4 have been replaced under warranty, and Aaron and Jo made repairs to the interior of the tank we replaced in Phase 1. We hope to have that tank installed by April, adding 3,000 gal of storage to Phase 1.

The chain at the main gate was cut recently. The Phase 1 gate has had the chains and locks cut numerous times since August 2018. The people who cut the chain or locks do not report it to anybody. They just leave it to be taken care of by another owner. This becomes a real issue to repair; once the chain gets too short we have to



Water Line Repair on Dec 17, 2018
Photo by Pete Raynor

contact either Pedernales or SW Telephone to meet us at the gate to open their lock so we can add more chain. So if you find it necessary to cut, please cut the contractor lock, replace it and contact the president, vice president or communications coordinator. Just so you know we do not have a maintenance staff; if you need to break it, you need to make sure it is fixed.

***Our Spring Meeting will be on
Saturday, April 27th***

Our Spring Meeting is quickly approaching. The date has been set for Saturday April 27th. As in the past we will start the food service at 1:00 pm with the meeting to start at 2:00 pm. On that front I am happy to announce that the Board has approved the purchase of a first class Portable Toilet that will include a sink for hand washing. Our hope is that by having a restroom available at the meeting we will increase attendance and folk can stay longer if they wish to. Thanks to Aaron for taking point on this and making it happen.

One last item, the September Annual meeting will mark the end of my term. After 5 years on the Board it's time for me to step aside and add a new person to the Board. I would rather have a member step forward and volunteer to be president than to volunteer someone. If you are worried about not knowing the how or what, don't. You will have Jerry and Jo to

help you - that's why we stagger the Board elections. I also promise to help the new president in any way I can. It's important that we have a strong and involved board along with a large group of volunteers. If you think you would be willing to volunteer to be the next president but want to know more about the position please contact me or we can talk at the spring meeting.

Keep shooting the hogs! (Process them, the meat is excellent)

See you at the Spring Meeting

Randy Stephen

VICE-PRESIDENT'S REPORT

No report.

Remember to always close your main water valve if you will be away overnight.

WILDLIFE COMMITTEE REPORT

The following is the 2018 season ICR Deer Harvest Estimate.

Only about 45% of the tracts reported harvest data which reduces the confidence level of the estimates derived from the calculations.

By my estimate that 45% reporting number equates to about 4,700 acres out of the 10,590 available. Just doing the math brings me to the following estimates.

- 46 bucks (22 spikes), 63 does were reported harvested (109 total deer)
- 1 buck harvested per 102 acres reported, 1 doe harvested per 74 acres reported
- So extrapolating the reported numbers to the total ICR property acreage I estimated harvest numbers at: 103 bucks(44 spikes), 143 does (246 deer total)
- Recommended harvest was 212 bucks, 847 does (1059 deer total)
- The estimated Buck harvest was 49% of maximum harvest recommendation.

The estimated Doe harvest was 17% of objective recommended.

Using only the reported data, the largest reported buck was 15 points and an estimated 165 pounds. 22 of the 46 reported bucks were 8 points or better. When combined with the 22 spikes that leaves 2 bucks reported as mature culls. There were 19 Axis reported taken, several Aoudad, 2 Sika, and one fallow deer. Over 100 hogs were reported taken as well as Turkey and numerous pests. I did not go through the process of estimating any harvest data from the reported totals of exotics. The numbers you see were the actual reports from the 45% who input information.

From the ratios reported it seems likely that, barring a disease or drought intervention, we retain an imbalance in our buck to doe ratios and can likely anticipate a continued growth in the whitetail populations resulting in a harvest recommendation similar to the past several years.

Math purists will recognize the limitations of this approach I am sure. Since I was a little concerned about the low numbers of reporting tracts I did go back and review the earlier harvest reports. I could find none in the archives for 2016 or 2017, but I did look at the ones from 2012 to 2015. While there is some variation, the closest year I could find where the harvest recommendation was similar to the 2018 recommendation was 2015. In that year the calculations turned out to be pretty close. That year a much higher percentage (83%) of owners had data input. Extrapolating from what was reported, 95 bucks were estimated to have been taken (40 spikes), and 203 does were estimated to have been harvested for an estimated total of 298 white tail deer. In what may be the critical comparison, that equated to 1 buck per 111 acres (compared to this year's 1 per 102 acres reported), and 1 doe per 52 acres (compared to the 2018 estimate of 1 doe per 74 acres reported).

Finally, I know of only one elk reported as harvested. This was a 4x4 that was put down because its leg had become entangled in a trap and its foot was nearly severed.

If anyone has ideas to improve the harvest estimating process please feel free to let me know.

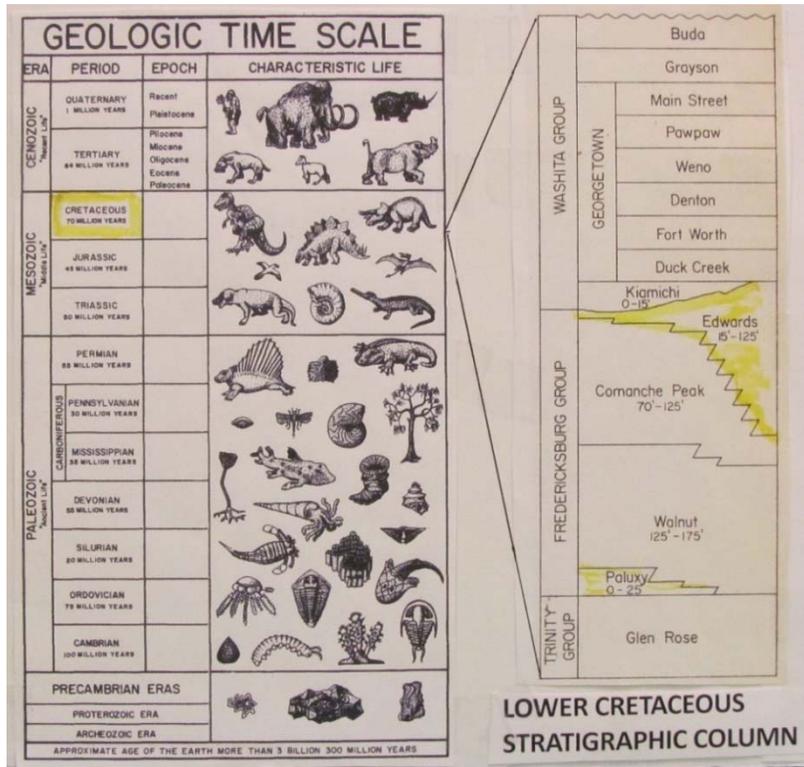
Best regards, Bill Thresher



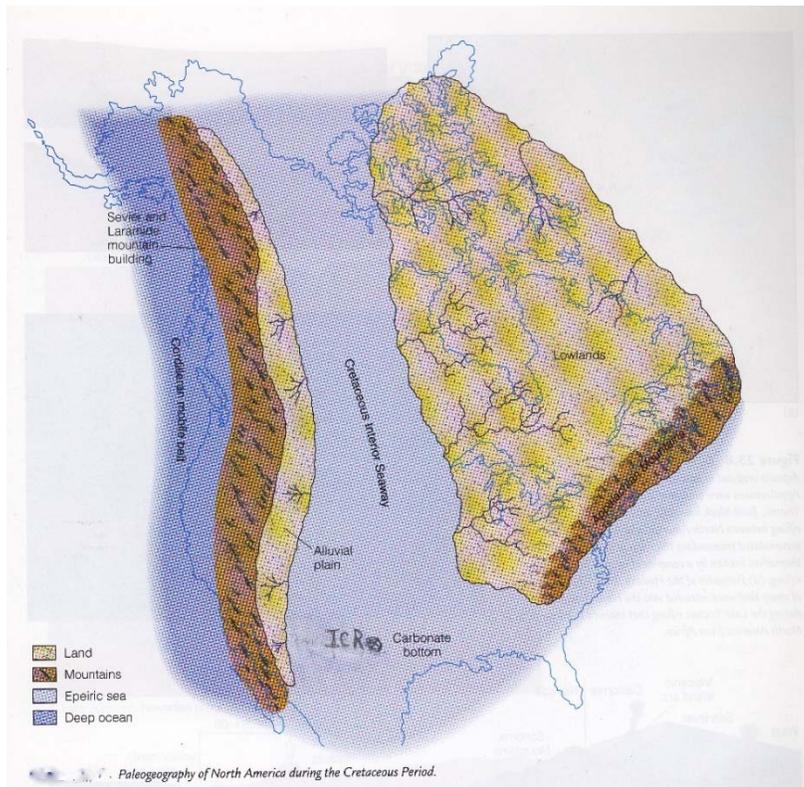
Photo by Mike Ashby

GEOLOGIC HISTORY OF THE SURFACE ROCKS AT INDIAN CREEK RANCH

By Robert J (Bob) Pauken, Edited by Maria Pauken



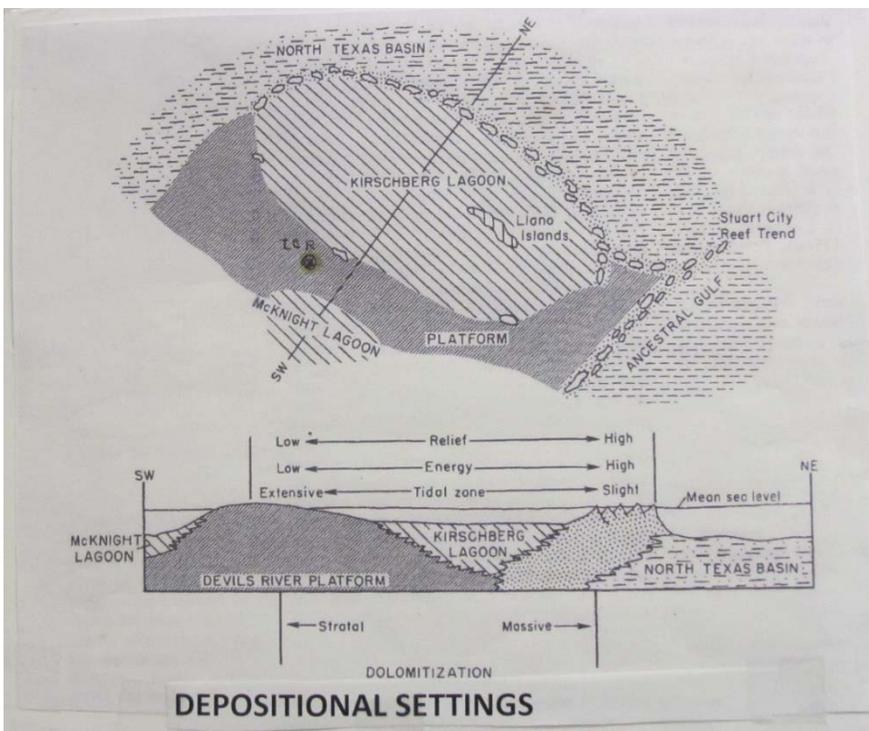
The sedimentary rocks exposed at the surface and shallow subsurface on ICR were originally deposited during a major flooding event in central North America during the period of geologic time known as the Early Cretaceous (about 95 million years ago). See attached geologic time scale.



This seaway connected the Arctic Ocean with the Gulf of Mexico. In the southern part of the seaway the resultant sediments, following lithification (conversion of sediment to hard rock), became known as the Edwards Formation (see Lower Cretaceous Stratigraphic Column above). The Edwards consists primarily of limestone, which was locally converted to siliceous dolomite in the area of ICR and your property.



The Edwards Formation is the dominant component of the regional topographic feature known as the Edwards plateau which covers 32,000 square miles of central Texas (see map). The distribution of specific sediment types comprising the Edwards Plateau was not uniform in that it was topographically controlled. This set the stage for the growth of limestone reefs (10-50 feet) and deposition of associated debris fields and lime mud accumulating in nearby lower-level lagoons. This setting is not unlike that which exists today in the Great Bahama Banks. Dolomite distribution in the Edwards is associated with a restricted shallow-marine intertidal setting at the time of deposition (mudcracks & burrows have been observed in the interior of the platform).



The Edwards Plateau In the area of Rocksprings and ICR was the site of a large evaporitic lagoon known as the Kirschberg Lagoon. (Note location of the Llano islands or uplift). This lagoon allowed for the evaporation of seawater in tidal flats resulting in the concentration of magnesium and silica which gave rise to the deposition of dolomite and chert in specific highly evaporitic areas (Bahamas model). Total thickness of the Edwards varies from 400-650 feet. The present-day exposure, at the surface, of the marine Edwards is the result of post-Cretaceous uplift of the plateau, estimated at to be at least 1000 feet.



Along the margins of the above lagoon were rudistid reef patches that graded laterally into well-bedded inter-reef deposits. The rudistids and other associated shelled organisms (clams, snails and corals) grew upward from the sea floor or were attached to other shells or hard material. These shells were imbedded in a fine-grained matrix of lime mud. (See upper rock photo). Nearly all of the above-described rocks seen at the surface of ICR are extensively recrystallized to limestone and dolomite.



Dolomite forms by magnesium substituting for calcium in the crystal structure of calcite, the major component of limestone. Even after this, the evidence of ancient life in the rocks is still preserved and can be studied. Molds of rudistid shells in dolomite are the most common fossil with some containing crystalline calcite interiors (upper rock photo), while others have been dissolved out and have created porosity (lower rock photo).

The last part of this discussion is focused on the distribution, occurrence and predictability of ground water. The subsurface Edwards is selectively porous and permeable throughout and more-so near the top. More cavernous porosity closer to the base has resulted in a widespread and effective aquifer. Some estimates are that only 0.05% of the available water is presently being produced. Efficient drilling, to tap into this huge reservoir of water, is a subject of considerable importance to all of us considering the cost of drilling a well on our properties. I will be available to present my overview of this subject at a future meeting.

Come by anytime I am at the ranch (Phase III Tract 1), for attempted rock identification.

SECURITY AND WATER REPORT

Please leave the locks and chain the way you find them at both gates. If you find any problems or have concerns about the locks, chain or gate please contact a member of the Board or communications coordinator immediately.

TREASURER'S / SECRETARY'S REPORT

We have had very few expenses since the last newsletter and nothing unexpected, however, over the course of the year we spent almost every dollar received in dues. We were well under budget because of our water system reserve.

However, the Board felt that it was important to invest in our roads and this year's budget reflects funds for that (\$35k). There is also budget for the portable toilet (\$1,700) at the hangar. The budget is primarily being moved from the water system reserve. We have found that we have been replacing bladders and pressure pumps over the last couple of years and determined that setting aside \$9,000 for the water system is in line with our yearly expenditures. I am including a year over year comparison of expenses in this newsletter for anyone who may be interested.

Jo

Income and Expense Report - 2019

The Owners Association at Indian Creek

As of Feb 11, 2019

	2018	1Q 2018	2Q 2018	3Q 2018	4Q 2018	2018 Total	Budget	Remaining
Balance brought forward from 2018:		\$ 60,181.70						
Income in 2019¹								
Annual Assessments	\$ 31,706.17	\$ 12,764.46	\$ -	\$ -	\$ -	\$ 12,764.46	\$ 32,769.38	\$ 20,004.92
Other Income	\$ 924.85	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Income	\$ 32,631.02	\$ 12,764.46	\$ -	\$ -	\$ -	\$ 12,764.46	\$ 32,769.38	\$ 20,004.92
Expenses in 2018^{2,3}								
Road Work	\$ 10,315.00	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 35,000.00	\$ 35,000.00
Water System Maintenance	\$ 2,771.49	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,000.00	\$ 4,000.00
Water System Reserve ⁴	\$ 7,567.48	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,000.00	\$ 5,000.00
Wildlife Biologist	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 600.00	\$ 600.00
Electric Bills	\$ 3,747.48	\$ 583.73	\$ -	\$ -	\$ -	\$ 583.73	\$ 3,600.00	\$ 3,016.27
Annual Meeting	\$ 602.06	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 500.00	\$ 500.00
Grounds Maintenance	\$ 441.93	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,200.00	\$ 2,200.00
Property Taxes	\$ 817.06	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 800.00	\$ 800.00
Administrative Expenses	\$ 1,588.17	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,000.00	\$ 2,000.00
Attorney Fees	\$ 234.50	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 400.00	\$ 400.00
Hangar/Tractor	\$ 2,750.00	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
General Reserve	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,000.00	\$ 2,000.00
Total Expenses	\$ 30,835.17	\$ 583.73	\$ -	\$ -	\$ -	\$ 583.73	\$ 56,100.00	\$ 55,516.27
Current Balance:						\$ 72,362.43		
Emergency Reserve						\$ (28,000.00)		
Amount Still Available for Current Year (with dues received)						\$ 44,362.43		
Amount Available in Total for Current Year (with dues expected)							\$ 64,951.08	

¹ Income is considered received when it is deposited in the ICR bank account.

² Expenses for labor, e.g., well services or road work, are accrued in the month the work was performed.

³ Expenses incurred and submitted for reimbursement by Owners, e.g., plumbing supplies, annual meeting expenses, administrative expenses, are considered incurred upon acceptance of invoices/receipts by the Treasurer.

⁴ Water reserve includes replacement items for wells, i.e., bladders, pressure tanks & pressure pumps.

Income and Expense Report - Year over Year
The Owners Association at Indian Creek
As of December 31, 2018

	Average	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018
Income														
Annual Assessments	\$ 32,163.18	\$ 24,266.25	\$ 34,389.22	\$ 33,430.03	\$ 31,978.53	\$ 31,143.72	\$ 32,954.11	\$ 34,145.03	\$ 32,342.59	\$ 32,614.69	\$ 32,957.81	\$ 31,759.75	\$ 34,433.39	\$ 31,706.17
Special Assessments	\$ 709.23	\$ 2,400.00	\$ 6,600.00	\$ -	\$ 220.00	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Raffle Sales	\$ 551.23	\$ 2,950.00	\$ 2,416.00	\$ 1,800.00	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Elk Lottery	\$ 150.00	\$ 1,950.00	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Variance Fees	\$ 1.92	\$ -	\$ 25.00	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 31.00	\$ -	\$ -	\$ -
Lien Release	\$ 2.38	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Hangar Fund	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Income	\$ 33,858.70	\$ 29,616.25	\$ 45,355.22	\$ 35,255.03	\$ 32,198.53	\$ 31,143.72	\$ 32,954.11	\$ 34,145.03	\$ 32,342.59	\$ 32,614.69	\$ 32,988.81	\$ 31,759.75	\$ 37,158.39	\$ 32,631.02
Expenses														
Road Work	\$ 10,655.21	\$ 13,775.00	\$ 9,148.46	\$ 3,500.00	\$ 14,500.00	\$ -	\$ 19,875.00	\$ -	\$ -	\$ 11,375.00	\$ 26,614.32	\$ 27,290.00	\$ 2,125.00	\$ 10,315.00
Water System Maintenance	\$ 9,151.45	\$ 16,361.74	\$ 10,839.65	\$ 12,284.43	\$ 18,216.00	\$ 4,137.00	\$ 3,051.54	\$ 3,626.50	\$ 39,204.06	\$ 5,721.12	\$ 1,449.62	\$ 965.99	\$ 339.71	\$ 2,771.49
Water System Reserve	\$ 1,596.68	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,408.33	\$ 6,401.13	\$ 5,379.93	\$ 7,567.48
Wildlife Biologist	\$ 819.33	\$ 9,000.00	\$ -	\$ 496.25	\$ -	\$ -	\$ 570.00	\$ -	\$ -	\$ 585.00	\$ -	\$ -	\$ -	\$ -
Electric Bills	\$ 3,580.15	\$ 4,222.72	\$ 4,944.14	\$ 4,437.62	\$ 4,916.24	\$ 3,677.35	\$ 2,417.09	\$ 3,054.54	\$ 2,671.53	\$ 3,248.16	\$ 3,157.26	\$ 2,839.30	\$ 3,208.51	\$ 3,747.48
Annual Meeting	\$ 620.29	\$ 691.36	\$ 467.03	\$ 410.87	\$ 387.06	\$ 371.46	\$ 301.91	\$ 2,908.51	\$ 167.52	\$ 52.83	\$ 375.37	\$ 367.45	\$ 360.36	\$ 602.06
Grounds Maintenance	\$ 635.47	\$ 143.35	\$ 1,703.53	\$ 2,000.65	\$ 1,348.55	\$ 382.84	\$ 130.53	\$ 245.96	\$ 116.65	\$ 394.93	\$ 943.10	\$ 144.89	\$ 264.14	\$ 441.93
Property Taxes	\$ 519.93	\$ 12.54	\$ 216.51	\$ 336.61	\$ 361.12	\$ 399.02	\$ 884.34	\$ 917.38	\$ 472.66	\$ -	\$ 920.39	\$ 608.86	\$ 812.57	\$ 817.06
Administrative Expenses	\$ 842.88	\$ 122.20	\$ 54.20	\$ 180.49	\$ 166.10	\$ 70.79	\$ 259.80	\$ 98.28	\$ 1,688.26	\$ 1,899.02	\$ 1,894.22	\$ 1,835.88	\$ 1,110.00	\$ 1,588.17
Attorney Fees	\$ 387.63	\$ -	\$ -	\$ 405.00	\$ -	\$ -	\$ 49.73	\$ -	\$ -	\$ 500.00	\$ 870.00	\$ 2,980.00	\$ -	\$ 234.50
Raffle Expenses	\$ 355.76	\$ -	\$ 398.09	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,476.76	\$ 2,750.00
Reserve	\$ 105.77	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,375.00	\$ -
Total Expenses	\$ 29,270.54	\$ 30,553.91	\$ 32,398.15	\$ 29,204.13	\$ 29,391.32	\$ 23,538.46	\$ 8,264.94	\$ 30,726.17	\$ 44,320.68	\$ 23,766.06	\$ 37,632.61	\$ 43,433.50	\$ 16,451.98	\$ 30,835.17
Starting Balance	\$ 2,513.03	\$ 1,575.37	\$ 14,532.44	\$ 20,583.34	\$ 23,390.55	\$ 30,995.81	\$ 53,971.17	\$ 57,390.03	\$ 45,411.94	\$ 53,923.51	\$ 49,279.71	\$ 37,605.96	\$ 58,385.85	\$ 60,181.70
Ending Balance	\$ 1,575.37	\$ 14,532.44	\$ 20,583.34	\$ 23,390.55	\$ 30,995.81	\$ 55,684.98	\$ 57,390.03	\$ 45,411.94	\$ 54,260.57	\$ 49,279.71	\$ 37,605.96	\$ 58,312.37	\$ 60,181.70	\$ -
as reported	\$ 1,575.37	\$ 14,532.44	\$ 20,583.34	\$ 20,750.55	\$ 28,355.81	\$ 53,971.17	\$ 57,390.03	\$ 45,411.94	\$ 54,260.57	\$ 49,279.71	\$ 37,605.96	\$ 58,312.37	\$ 60,181.70	\$ -
ending bank balance (Dec 31)	\$ 2,340.37	\$ 15,412.44	\$ 20,841.43	\$ 23,302.91	\$ 29,033.36	\$ 53,971.17	\$ 57,390.03	\$ 47,100.20	\$ 53,923.51	\$ 49,279.71	\$ 37,605.96	\$ 58,385.85	\$ 60,181.70	\$ -
Difference (refer Recon for details)	\$ 765.00	\$ 880.00	\$ 258.09	\$ (87.64)	\$ (1,962.45)	\$ (1,713.81)	\$ -	\$ 1,688.26	\$ (337.06)	\$ -	\$ -	\$ 73.48	\$ -	\$ -

Notes:

For 2009, total expenses reported by the Treasurer were \$32,031.32, however, itemized expenses only add up to \$29,391.32. For 2010, the Treasurer reported that the starting balance was \$20,750.55, which would be correct based on 2009 expenses of \$29,391.32, the balance brought forward should have been \$23,390.55. The latter balance will be used in the official record. For 2011, the Treasurer reported that the balance brought forward from 2010 was \$28,855.81, however, a starting balance of \$20,750.55 + income of \$31,143.72 - expenses of \$23,538.46 = \$28,355.81 (a \$500 difference). For 2011, road work expenses reported by the Treasurer were \$8,500, however, this expense was also reported in 2012. It will be included in 2012 expenses as that is when the invoice was paid.

ADVERTISEMENTS

None

KEY ICR CONTACTS

Position	Name	Phone	Email
President	Randy Stephen	713-823-2785	randy@stephenstephenson.com
Vice President	Jerry Allen	979-836-1071	jsallens2000@gmail.com
Treasurer / Secretary	Jo Roberts	830-834-0884	jo.roberts@pwc.com
Road Representative	Ronny Itz	281-380-4693	cjitz1@gmail.com
Water Representative	President or		
Gate Security Contact	Vice President		
Communications Coordinator	Gwen Lanning	281-460-3620	textileranger@gmail.com
Newsletter Editor	Jo Roberts	830-834-0884	jo.roberts@pwc.com
Wildlife Committee	Bill Thresher	210-883-5215	threshb@sbcglobal.net
Webmaster	Philip Nelson	210-863-0360	philip@newtek.com

EMERGENCY CONTACTS

Type	Location	Phone
Fire Department	Rocksprings	830-683-4111
	Barksdale	830-234-3473
	Camp Wood	830-597-6100
EMS	Rocksprings	830-683-3305
	Camp Wood	830-597-4200
Sheriff and Highway Patrol	Rocksprings	830-683-4104

USEFUL CONTACTS

Company	Name	Phone	Email
911 Regional Planning	Troy McGonagill	830-306-4025	troy.mcgonagill@mrgdc.org
Southwest Texas Telephone		830-683-2111	
TPWD Regional Fire Specialist Prescribed Burn	Wesley Evans	512-265-4158	wesley.evans@tpwd.texas.gov



The end.