



MISSION STATEMENT

"The Timber Condominium Owners Association provides quality service and recreational experience for its members and their guests in a safe, ethical and environmentally friendly manner."

President's Message

With the separation of Timbers from Island Park Village Association (IPVA) in February of 2015, lots of positive events have unfolded. Let me share some real good news with you, which also confirms the financial health of the resort.

Prior to the separation, Timbers had over 300 timeshare units in inventory. That meant over 300 units were not generating maintenance fee income. Timbers has found a buyer and, as of our last meeting in December, all but 32 units were sold. Timbers also has an agreement from the buyer to purchase those few remaining timeshare units. This significantly reduces the financial burden on the other 90 percent of active owners paying maintenance fees.

Timbers is still underfunded in our reserves, as compared with industry reserve guidelines and identified by our most recent reserve study, just completed in 2015 and approved by the Timbers board in December; however, Timbers has been able to increase the reserves in the last two years. Current funding in the reserves is the highest since I have been on the Timbers board, which goes back to 2002.

Furthermore, over the last two years, Timbers has had a slight surplus and not a deficit. This means the planning and execution of our work by our management company, Trading Places International, and the oversight by the Timbers Board of Directors has been successful in ensuring your maintenance fees are properly utilized.

Timbers has authorized our management company to renovate up to 13 timeshare units this fiscal year.

Although Timbers was surprised when IPVA shut down the clubhouse, Timbers has the resources and has started planning for the construction of a new clubhouse. One such option was presented to the members at the annual meeting in September 2015. Timbers is developing at least one other design that might very well be less expensive than the first one developed. Our goal is to have options (different designs) with the associated costs identified for each one and present to the members no later than our next annual meeting. Our goal is to start construction in one or two years with the completion in two or three years.

Mike TenEyck, President
Timbers Board of Directors

2016 MAINTENANCE WEEK COME ONE COME ALL

Everyone is invited! Maintenance week is coming up in May of 2016 and I would like to extend an invitation to "ALL" of our Owners to participate. I have been directly involved with this project since its inception in 1992. Owners can come to the condos and help with various projects that have been defined by our management team to accomplish. We can use any help we can get from carpentry to painting to some electrical issues to housekeeping. Just call the condo office at 208-558-7502 and tell us what your preferences are or what you are good at. The Timbers will provide rooms to all that come; all you have to do is help out. We also have a few breakfast meetings and a barbecue during the week.

The week starts on **May 6th** and runs through the **14th**. This is a great opportunity to meet our management team and meet other owners. It is always a lot of fun; I personally have met and made a lot of good friends in my years of being involved. I might add that this also helps keep down our maintenance costs. We look forward to seeing as many of you that can make it. If you have questions, feel free to call the office or myself at 208-251-1961 and we can chat.

Thanks and see you there,

Earl R. Cluff, Director
The Timbers Condominiums



STAFF SPOTLIGHT

The Timbers is fortunate to have excellent employees. Management has selected two of our employees to spotlight in our newsletter:

Maria Garcia and **Angelica Martinez** do a fabulous job of keeping our resort units spotless.

Maria and Angelica have been working for The Timbers for nine years as of November the sixth.

They both like to cook. Actually, they like to cook more than doing dishes. Their favorite ingredients include rice, potatoes and beans. Maria makes her own corn tortillas. For travel they both love to visit their extended families in Mexico.

Management is very thankful they are here and for their professional dedication.

2016 BOARD MEETING DATES

- Board Meeting (Salt Lake City, UT): March 18 & 19, 2016
- Preliminary Budget Meeting (Telephonic): May 11, 2016
- Budget Board Meeting (Island Park, ID): June 18, 2016
- Board Meeting (Idaho Falls, ID): September 17, 2016
- Annual Meeting Meeting (Idaho Falls, ID): September 17, 2016
- Board Meeting (Salt Lake City, UT): December 9th & 10th, 2016

The approved minutes of previous meetings can be found under the owners' corner of the website at: timbersatlandpark.com/owners/minutes

User Name: timbers
Password: island

Timbers Board of Directors:

Mike TenEyck - President - hockey501@live.com
Kelly Pearce - Vice President - pearcelc@msn.com
Gordon Bown - Secretary - gbnme10@gmail.com
Alma Ernst - Treasurer - ernsthomedcenter@gmail.com
Earl Cluff - Director - eraycluff@yahoo.com

Manager's Message

A message from the General Manager

Over the past three weeks we have accumulated about four feet of snow. The snowmobilers are ecstatic and with these snow conditions, even the children are sliding down anywhere they can find a small hill. The trees and grounds are coated with beautiful snow and it appears to look like a winter wonderland. As I talk with our guests, most are definitely here for the snowmobiling. As of Sunday, we had forty-one units full and five more coming in. I am sure the activity is due to the snow. For example, I talked to a family that had just arrived from Bismarck, North Dakota, with their trailer load of snowmobiles to take part in our wonderful snow conditions.



In 2015 we made improvements to the common property and units. In the coming year we are upgrading sixteen kitchens in our units. We have plans with our maintenance staff to methodically strip and paint all of the exterior doors of the units. We are also in the process of resurfacing the dining room tables and chairs as needed. We are very excited about the overall impact these improvements will have on your resort.

The morale of our employees is great as we continue to work as a team. This has a positive effect on the operating condition and physical wellbeing of the Resort and meeting the needs of our guests and owners. We have hired two seasonal employees to shovel snow off the walkways and the porches. Although the snow has come down hard at times, our snow removal team has kept the property open and operational. Our front desk staff consistently receives good marks for their courtesy, helpfulness, and willingness to serve. Of course, the housekeeping staff keeps our units clean and well maintained at all times.

Now would be a great time to load up the family and your sleds and come enjoy a week at your resort.

Regards,

Reid Hymas, General Manager
The Timbers Condominiums



WEST YELLOWSTONE ACTIVITIES

Please visit www.westyellowstonechamber.com/calendar for more details.

West Yellowstone Historic Walking Tour

FREE West Yellowstone Historic Walking Tour - Follow this informative self guided tour and relive early West Yellowstone. The green Bear Paw Trail that's painted on the sidewalks will lead the way! Pick up your map at the Chamber of Commerce or at one of the 21 site locations!



For more information:

West Yellowstone Chamber of Commerce: 406.646.7701

Currently all entrances are open to oversnow vehicles which include snowcoach and snowmobiles with some restrictions.

Yellowstone's spring over snow road closures are as follows:

- March 1 - East Entrance, from entrance to Lake Butte, closes at 9 p.m.
- March 6 - Mammoth to Norris Junction closes at 9 p.m.
- March 8 - Norris Junction to Madison Junction, and Norris Junction to Canyon closes at 9 p.m.
- March 13 - Canyon Junction to Fishing Bridge Junction closes at 9 p.m.
- March 15 - Remaining groomed roads in the park close at 9 p. m.

Yellowstone's roads will open for summer vehicles on a staggered schedule as follows:

- April 15 - Mammoth to Old Faithful; Madison to West Entrance; Norris to Canyon.
- May 6 - Canyon Junction to Lake; Lake to East Entrance (Sylvan Pass).
- May 13 - Lake to West Thumb, West Thumb to Old Faithful (Craig Pass), and South Entrance to West Thumb; Tower Junction to Tower Fall.
- May 27 - Tower Fall to Canyon Junction (Dunraven Pass); Beartooth Hwy.

Resort Reminders

Parking: Please remind your family, friends, guests, and renters that there is no street parking permitted in Island Park Village Resort at any time, trailers included. Should you need extra space to drop trailers or park extra vehicles, there is a designated trailer drop area on Grandview (near the clubhouse, next to the tennis courts).

Security Deposit at check-in: We often are asked why a credit card is required at the time of check-in for the \$100 security deposit. The answer is, to help ensure that any damages or incidentals occurring during any owner or guests stay can be promptly

and efficiently collected. This reduces the further expense incurred by the association by having to collect on or repair the damages at its own expense, etc. This is just another way to help protect each of our owners from incurring unnecessary increases in expenses.

Please note that if you provide a debit card at the time of check-in, the deposit funds may be restricted by your banking institution until several days after your departure; so plan ahead or consider using a credit card instead depending on your personal preference.

Happy Member Comments

"Love the place - we want to return next year."
– Fallbrook, CA, Exchange Guest

"Beautiful location & facilities."
– Bodfish, CA, Exchange Guest

"Nice and clean." – Guest of an Owner

"Very cheerful." – Owner

"Very nice stay. Staff all pleasant & helpful."
– Exchange Guest

"It was perfect!" – Rental Guest

"Thank you! Very pleasant stay!
Accommodations were very nice!"
– Rental Guest

"Excellent place to stay."
– Norwalk, CA, Rental Guest

Tell Us Your Story!

We'd love to hear from you. Will you share your comments and vacation photos with us? Please send your story along with your fun and pretty (high-res) vacation shots to:

Trading Places International
c/o DRO Admin

25510 Commercentre Drive, Suite #100
Lake Forest, CA 92630

Or email: droadmin@tradingplaces.com



25510 Commercentre Drive, Suite #100
Lake Forest, CA 92630

Mon. – Fri. 7:00 a.m. – 6:00 p.m. (PT);
Sat. 8:00 a.m. – 4:30 p.m. (PT)

Write to board members c/o TPI at the above address.



Front Desk: 208-558-7502
Resort Fax: 208-558-7450
E-mail: ipvr@tradingplaces.com
Website: www.timbersatlandpark.com

The Timbers at Island Park Village Resort disclaims any responsibility for claims made or the performance of goods and services advertised in this newsletter.

OWNER SERVICES

888-290-2740 ext. 1 | ownerservices@tradingplaces.com

- Book use time / Bank your week (TPI, RCI, II)
- Book bonus time
- Inquire about your contract
- Learn booking rules
- Pay maintenance fees

Important Maintenance Fee Information

Regular association dues are billed annually and are due and payable per your ABC policy. A statement is mailed to you as a courtesy; non-receipt of a statement does not relieve you of your financial obligation.

Pay Online at www.timbersatlandpark.com/pay

Questions about your Maintenance Fees or Assessment

Billings? Call the Accounting Department at 888-290-2740 ext. 7 or e-mail billings@tradingplaces.com

EXCHANGE

888-290-2740 ext. 3 | exchange@tradingplaces.com

- Competitive exchange fees & great destinations
- ONLINE exchange option 24/7

www.tradingplaces.com/EXCHANGE

TRAVEL & CRUISE

888-290-2740 ext. 6 | travel@tradingplaces.com

- Air, car, hotel, cruise, and vacation packages

www.tradingplaces.com/TRAVEL CST # 1008862-10

RENTAL

888-290-2740 ext. 4 | rentals@tradingplaces.com

- List your IPVR unit for rent
- Rent additional nights at IPVR, or other TPI resorts

www.tradingplaces.com/CONDOCONNECT

- Up to 70% off last-minute vacation rentals

www.tradingplaces.com/HOTDEALS

- Great weekly rates. . . Plan ahead!

www.tradingplaces.com/SUITEDEALS

PROPERTY MANAGEMENT

As your management company, Trading Places is dedicated to making your property the best it can be. Please feel free to contact us at any time.

A Message from your Owner Services Team...

We want to remind you that 2016 owner use time reservation requests are currently being accepted and we don't want you to lose out on your opportunity to utilize your week(s). Below are a few tips to help you get the most out of your Timbers timeshare at Island Park Village Resort. If you are a float week owner, you can call TPI Owner Services to reserve your owner use week in the same unit size and season you own, based on availability, 12 months in advance to the day. Space books up fast! For best availability within the unit size and season you own, you are encouraged to book as early as possible.

Blue/Swing season owners - Please call ASAP as the majority of your 2016 weeks are only available from the end of October 2015 through April 2016. Once those weeks pass, there is a chance there will not be a week available for you to secure for your 2016 owner use time.

If you have any questions, please feel free to contact the Owner Services department at 888-290-2740 ext. 1 or e-mail ownerservices@tradingplaces.com. You may also visit: www.timbersatlandpark.com/reservationrequest to make a 2016/2017 reservation request.

We look forward to hearing from you soon!

Your Vacation Specialists in the Owner Services Department



CATCH UP WITH THE LATEST IPVR NEWS ONLINE!

FAST, CONVENIENT, SIMPLE!

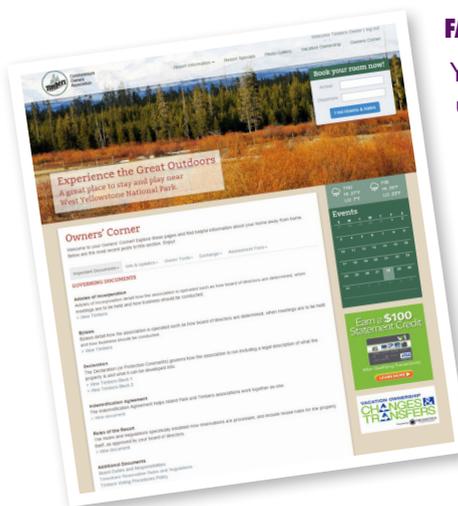
Your website's Owner's Corner has the most up-to-date information about your resort.

Just go to:

www.timbersatlandpark.com/owners

Username: **timbers** Password: **island**

and log-in to find the latest newsletters, contact info for your board of directors, to pay your maintenance fees online, read rules & regulations, and much more! It's easy... and saves time!



"No Pet" Policy

We love pets too, but for safety and health reasons, pets or animals of any kind are not allowed in the units or on the resort common property. Service animals required to perform some of the functions or tasks that cannot be performed by the individual guests are not considered to be pets.

