

**Briarpark Village HOA
Meeting Minutes
Sept.18, 2017**

Attendees:

**Jan Paul- President
Kathleen Savage-Vice President
Russell Vela-Treasurer
Shawna Neill- Secretary
Linda Neel- Excel Management
Beverly Longino- Excel Management**

.The meeting was called to order at 6:32 p.m. A quorum was established.

The board allowed a few minutes for those present to read the previous meeting minutes.

Shawna- I make a motion to approve the minutes.

Russell-I second the motion..

The motion passed.

Management Report:

Carpentry/Buildings/Painting-

Damaged siding was removed and replaced at the front of W-1. A new shutter was installed at T-2.

Chaparral Pest control was called to check for termites at R-4. They determined it was ants, not termites. Ant killer was put down at G-2.

The new front door at B-7 was painted as well as the front and back doors of U-9.

Sprinklers/Plumbing/Roof-

Richmond replaced the sprinkler controller at building A.

Plumbing inspections were done on buildings I and T. Leaks, a running toilet and a disposal back-up were found.

Evans & Horton inspected a roof leak at I-4. They determined it was an old leak.

Dumpsters/Lighting/Trees-

Five mattresses, three sofas, a washing machine, and a lawn mower were removed from the dumpster areas. Please help watch for violators.

A light bulb was replaced at the K building. Another new light was ordered from Dallas Electric.

The electricity contract with TXU was renewed for 24 months.

Martin removed the large tree that fell on Jupiter. Densil, with U Like It Services removed the dying Italian Cypress Trees. Densil also put in a bid for trimming overgrown trees and the creek cleanup.

Kathleen-I make a motion to accept Densil's bid to trim the trees and if it becomes necessary the bid to clean the creek.

Russell- I second the motion.

The motion passed.

The board discussed replacing the Italian Cypress Trees. They decided to wait until spring to choose the type of tree or bush and put it in the 2018 budget.

Driveway-

The board received a bid from CI Pavement to replace parts of the driveway. The board requests more bids and will add this to the 2018 budget.

.Violations-

Courtesy notices were sent out for dogs not on leashes, cooling units in windows, torn blinds, trash left at the front door, weed trees in patios, missing cap on outside lights, and vehicles with expired inspections or tags.

Fines were sent for failure to remove window cooling units and leaving a hot water heater beside the dumpster.

General Discussion:

The board wants bids for landscapers.
During the winter months, the board will look into ways to improve the pool issues.

Financials:

Total Assets- \$152,373.38
Delinquent Dues- \$2,997.45
Prepaid Dues- \$10,546.65
Total Maintenance Expenses-\$40,229.49 (under budget)
Water/Sewer- \$87,405.25 (over budget)

Russell- I make a motion to adjourn the meeting.

Kathleen- I second the motion.

The motion passed.

The meeting adjourned at 7:18 p.m.

