

# BRIAR PARK VILLAGE HOA

## BOARD MEETING

07-18-2022

PRESENT : Jan Russ Angela Lynn (by phone) Shawna - Excel Mgmt - Linda

The meeting was called to order at 6:17.

Linda corrected the agenda for the minutes. The meeting minutes on the agenda said "May" but it is supposed to be "June" Russ made a motion to approve the minutes, Shawna seconded the motion

Linda reviewed the financial report. Income is up due to cable income and fines. Management fees are exactly \$14,880. Linda is reallocating \$64. Slightly over budget on maintenance expenses due to plumbing, tape/bed/texture, electrical expenses.

Linda sent the water billing spreadsheet for this month.

Submetering - The latest response from lawyer was each owner would be responsible for paying the pro-rata share of the meter. Linda suggested calling the attorney to discuss the common elements definition. Attorney agreed the definition of common elements could be interpreted by how the board was interpreting the definition. However, his interpretation was that it is a common element and that our proposal was very fair. Russ made a proposal to make the cost \$525 per unit. Angela presented information explaining the submetering project Russ stated the dues could be adjusted down by 17.5% after the presentation.

Linda proposed running the sprinklers on Saturday to help with the dry/dead grass, but the Board said no due to City of Plano restrictions. Jan said H4 called about the gate and fence sagging - Linda said Martin can address the gate and fence or Densil could do the work.

Linda has stated that Skye Hughes has given her notice. It is a 4 week notice.

Lynn brought up the options for paying for the submetering. It would be a 4 month payment option or all upfront. Angela suggested a third bid. Linda will contact H2O for an installation price.

Angela made a motion to adjourn. Shawna seconded. The meeting adjourned at 7:47PM.

