

**Briarpark Village HOA  
Minutes for Board Meeting  
Gladys Harrington Library  
February 24, 2008**

**Attendees:**

**Jan Paul** – President  
**Russell Vela** – Treasurer  
**Sue Green**  
**Linda Wright**  
**Ed Ambrose** – Property Manager

7:15 p.m- Meeting called to order. Quorum established.

**Sue Green** – Motion to approve minutes from last meeting.  
**Russell Vela** – Second the motion.  
Motion Approved

**Financial Update and Aging Report:**

**Ed Ambrose:** There was \$35,694.46 in income; \$41,106.02 in expenses; leaving a balance of -\$5,090.32. A large amount of that was for insurance and for building repairs. This included the final payment of \$13,666.67 for the retaining walls. There has been concern shown for the settling of the dirt by the retaining walls and it will be taken care of.

**Jan Paul:** When will it stop settling?

**Ed Ambrose:** Soon. It will probably need just one refill.

**Linda Wright:** What is this storage fee that is listed?

**Ed Ambrose:** It is the fee for storing all the HOA files. It is charged only once a year.

**Ed Ambrose** discusses the aging report with the board members.

**Property Status:**

**Jan Paul:** The workers are not supposed to be using the home owners' outlets to plug in their equipment.

**Ed Ambrose:** They are supposed to be using the house (HOA) power. They have been reminded of this.

**Jan Paul:** An owner in the B building says his bill went up \$200 when the building was being worked on. I asked him to show me the records.

**Ed Ambrose:** Even if they were plugging into them, how much could they have used?

**Jan Paul:** I think they are using the same ones a lot and that runs up the bill.

**Ed Ambrose:** There have been complaints about electricity bills going up at properties that don't have any work going on. Mine went up too.

**Jan Paul:** If my bill goes up to \$500, I'll be checking with the workers.

**Ed Ambrose:** They have been told to use only house power. I will check again.

**Jan Paul:** When we do the final walk-through we need to know in advance for those that have to take a day off.

**Ed Ambrose:** That's no problem. They are not close to being finished. There are still doors, shutters, and termite ridden poles to be done.

### **Old Business:**

None

### **New Business:**

**Russell Vela:** Ed and I were discussing to get a towing company to drive through between 10 p.m. and 5 a.m. to check for illegal parking.

**Ed Ambrose:** That would be the best way to do it so that no board members would be involved.

**Russell Vela:** We are just concerned about fire hazards when cars are parked in the way of the fire trucks.

**Jan Paul:** We had one once.

**Sue Green:** I motion that we have a towing company drive through the complex to check for illegal parking.

**Russell Vela:** I second that motion.

Motion Passed.

**Russell Vela:** When we first moved here we received a yearly statement of our account history. Some other homeowners have asked if that is supposed to be done. Can we check into it? Is it in the by-laws?

**Ed Ambrose:** Why did the person ask?

**Russell Vela:** I don't know. They just asked and I didn't know the answer.

**Ed Ambrose:** They can go to the office and ask for it. It is not a service we've offered but they can come in and get a printout.

**Linda Wright:** I would like to suggest we get recycling bins by the kiosk (mailboxes). They would be handy to have. It is too hard to go find one somewhere else.

**Jan Paul:** It sounds like a good idea. The paper thrown in the trash at the mailbox could save a tree.

**Sue Green:** It would be great if it was used properly, but some people won't.

**Jan Paul:** Can we at least try?

**Linda Wright:** We could send out letters about trying it and the directions for using it.

**Ed Ambrose:** You can put it in a letter and on the web site. I'm afraid that it will only be double the kind of trouble you have with the trash bins.

**Jan Paul:** We can try it and if it doesn't work have the bin picked up. I also thought about putting something on the bulletin board about a reward for those who tell us who is putting furniture by the dumpsters. They would have to tell us who did it and what day and time.

**Ed Ambrose:** A reward isn't a good idea. It won't harm the person causing the problem. When they call the office and tell me who did it, I charge the guilty party.

**Linda Wright:** The caller could remain anonymous.

**Russell Vela:** We also need to have them watch for dumpster divers. I caught two the other day.

**Jan Paul:** That could cause a problem with identity theft. Can we skip from giving a warning straight to fines?

**Sue Green:** I motion that we go directly to fining offenders.

**Linda Wright:** I second that motion.

Motion Passed

**Ed Ambrose:** What should the fine amount be?

**Jan Paul:** How about \$50?

**Ed Ambrose:** It costs \$75 to have it picked up, so how about \$100 for the first time and it goes up from there.

**Jan Paul:** I heard on the news that clutter attracts thieves so we must keep things clean.

**Russell Vela:** If that is all, I motion that the meeting be adjourned.

**Sue Green:** I second that motion.

Meeting Adjourned 8:15.