

**Briarpark Village HOA
Board Meeting
Executive Copy/Board Members Only
June 15, 2015**

Attendees:

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

.The meeting was called to order at 6:30 p.m. A quorum was established.

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

Russell- I make a motion to approve the minutes.

Kathleen- I second the motion.

The motion passed.

Management Report-

Annual Meeting-

The annual meeting was held on June 2, 2015. Russell Vela and Shawna Neill were re-elected to the board,

Bids/Landscaping/Sprinklers-

Richmond Landscaping presented their bid. It is substantially higher than last year. The board also received a verbal bid from Capital Lawns. The board will vote via e-mail when it has received a written bid from Capital Lawns.

Spriggs fertilized the property in April . Richmond planted spring flowers.

The city has been notified to turn on the sprinklers for the summer.

Buildings/ Sidewalk-

Jose Luis applied fire ant killer around the property. A wasp nest was removed from D-7. R-2 thought they had termites, but Chapparel Pest Control checked and it was carpenter ants.

Paulino Cabrera replaced a portion of the sidewalk at M-4.

Carpentry/Painting-

Jose Luis replaced flashing between the siding and the brick at O-11. Pablo Vaca did sheetrock repairs at L-3, V-1 and V-2.

Some of the shutters are being replaced or painted as needed.

The front doors are scheduled to be painted on 4 Saturdays beginning July 11, 2015.

They will paint approximately 40 doors each week. Someone needs to be home to open the door in order to paint the edges. Let Excel know which weekend you can be home.

Exterior Lighting-

Photocells were checked in the lights at building K. Bulbs that had burned out were replaced at buildings G and K. Dallas Electric did repairs to the lights at building P. The board discussed repairing and painting the pole lights at the pool. Several people have complained that it is too dark.

Kathleen- I make a motion to paint and repair the pool lights.

Russell- I second the motion.

The motion passed.

The next step in the lighting project will be to add lights at the front of the W building. These will be at W-2 and W-6.

Roofing-

Evans and Horton did repairs at N-1, N-2 and N-3. N-1 and N-3 were back charged because they were not roof leaks. After the last big rain roof leaks were reported from B-8, D-1, D-5, A-10, and K-2.

Violations-

Violation letters or fines were sent out for window coverings, window a/c units, patio overgrowth, storm door color, and unapproved front door.

General Discussion-

Members of the board are having a difficult time communicating with the landscaping crew as well as the general repairman that is on property on Fridays. These gentlemen do not speak English and the board does not speak Spanish.

The landscaping company will be voted on later. Excel Management will find someone for Fridays who speaks English.

Financials-

Linda Neel reviewed the financial report for May. Briarpark has total cash assets of \$294,412.59 as of May 31, 2015. The total maintenance expenses are under budget for the year. There is a CD set to mature on June 22, 2015.

Russell- I make a motion to let the CD roll over.

Kathleen- I second the motion.

The motion passed.

The board also decided to continue adding the extra \$2500 a month to the money market account until such time it is needed to cover the bills,

Russell- I make a motion to adjourn the meeting.

Kathleen- I second the motion.

The motion passed and the meeting adjourned at 7:30 p.m.

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