

**Briarpark Village HOA
Meeting Minutes
July 16, 2018**

Attendees:

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

The meeting was called to order at 6:26 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:

Carpentry/Driveway/Roofing

Densil began replacing the rotten wood and painting project. He is behind due to weather. He is only replacing what was originally painted cream although the board wanted all rotten wood replaced. Miscommunication between contractor and board means the other wood replacements must be resolved separately.

At P-12, Clinton removed old wood under patio door, installed new wood, flashing and silicone joints.

The board approved Cleaner Image to repair the driveway if they dropped the bid by \$1000. Cleaner Image agreed.

Evans and Horton were called to check shingles not tacked down on building W.

Dumpsters/Lighting

Martin removed furniture, a television, a closet door, a mirror, wood pallets, a dryer, and a treadmill from the dumpster areas.

Dallas Electric repaired wiring around P building, the light on top of the pool room, and installed a new light pole by E-10.

They charged \$1337 to find the problem with the lights along the CVS wall. \$1500 to fix the problem and \$1300 for putting up the new light and repairing the one at the pool pump.

Due to extra costs the board will hold off on installing another new light.

Trees/Sprinklers

Martin trimmed limbs at M-4, J-3, and R-4.

Richmond repaired a line leak at I-6, a main line leak at I building, replaced a seeping valve at N building, and repaired a lateral line leak at C building.

Miscellaneous

Linda Neel of Excel Management has contacted the City of Plano to schedule a meeting about creek erosion caused by the repairs across the creek from Briarpark. She is still waiting on a reply.

Russell requested that due to Richmond not keeping a regular schedule, not keeping bushes trimmed properly, and failure to properly use pre-emergent that the board consider a new landscaping company when their contract is up. The board agreed.

Shawna would like to know how much has been spent on sprinkler repairs in the last five years. She believes it may be more cost effective to completely replace sprinkler system. The management company will gather the information. Richmond quoted \$60,000.

Violations

Courtesy notices were sent to remove patio overgrowth at several units, to remove decals from unit windows, and to replace living room blinds.

Fines were sent out for leaving trash at front door.

Financials:

Total Assets: \$189,446.48

Delinquent Dues: \$2,271.49

Prepaid Dues: \$13,931.70

Total Liabilities & Capital: \$189,446.48

Shawna- I make a motion to adjourn the meeting.

Russell-I second the motion.

The motion passed and the meeting adjourned at 7:44 p.m.

