

# BRIAR PARK VILLAGE

## Board Meeting

09.18.2023

Present: Jan / Russ / Jared / Angela / Lynn

Management: Linda / Saleha

Absent: none

Guests: none

The meeting was called to order at 6:02 pm by Jan.

The Minutes of the August Board meeting were individually read and approved.

Jan discussed the new bank account that was set up for water bill payments. We are waiting for a form from the IRS to finalize the bank account set up.

Jared and Lynn discussed the Board of Directors responsibilities. Day-to-day responsibilities were discussed & long term planning was raised.

Angela discussed a multi-pronged approach to the trash & community cleanliness. Discussions were had to install cameras, add strongly worded signage regarding illegal dumping, trespassing, and canvassing the condos with handouts about the trash containers.

Russ brought up the cost of the pool and the long term costs for maintenance due to it's age. The monthly cost to take care of it was discussed and alternatives to the pool were discussed. Any potential changes would be presented to the homeowners for a vote on alternatives, such as a courtyard, for example.

Lynn raised the issue about the vendors and their performance. Linda discussed the new irrigation company that has had success getting the sprinklers running. Bids are currently being collected for the landscape services. Angela raised the issue about pruning the trees. Management will request a bid for pruning.

Water Submeters were discussed and waivers were considered for bills that are excessively high when such is determined over the course of several billing cycles. One bill was not in the normal range of water usage.

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The cost and contract for the annual audit for the last fiscal year was discussed. Jared made a motion to sign the contract. Russ seconded the motion. Linda will sign the contract letter.

Repairs were discussed such as gutter extensions and concrete repairs on uneven sidewalks. About half of the sprinkler repairs have been completed. Linda presented the bid for additional concrete repairs and Lynn asked if we could get a competitive bid. Jan brought up the sidewalk at building W.

Linda reviewed the August financial statements and collections report.

With no further business, a motion to adjourn was made by Angela. Jared seconded the motion.

The meeting was adjourned at 7:58 pm.