

**Briarpark Village HOA
Board Meeting
Dec. 5, 2016**

Attendees:

**Jan Paul- President
Russell Vela-Treasurer
Kathleen Savage- Vice President
Shawna Neill- Secretary
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.

Shawna-I make a motion to approve the minutes.

Russell -I second the motion.

The motion passed.

Management Report:

Bids/Carpentry/Fencing-

The shutter replacements have been ordered, but Excel is waiting for bids to paint them.

Rotten wood was replaced at A-2, V-1, and W-6. The column at W-6 was repaired as well as a loose soffit at D-6.

A broken fence slat was repaired at W-2.

Driveway/ Roofing/ Plumbing-

Paulino Cabrera replaced part of the side walk at E-4. Some of the pot holes were filled with asphalt.

Evans & Horton began the roof replacements with building W.

A plumbing inspection was done one the I building due to high water usage.

Exterior Lighting/ Electrical

Dallas Electric removed a damaged pole behind building I and replaced a defective light socket & ballast between U and V.

Oncor replaced the transformer box at the V building. Martin rehung the electrical box at W-2.

The board discussed where more lighting was needed.

Russell- I make a motion to put a new light at the gazebo.

Shawna- I second the motion.

The motion passed.

Gutters/ Landscaping/Painting-

The loose gutters at W-4 were secured.

Landscaping bricks were installed at the M building. The bamboo at the creek was cut back. The board decided to wait until spring to trim trees.

Sprinklers/Painting/ Retaining Wall-

Richmond replaced two broken rotor heads behind the mail center and a valve behind S-4.

The apexes at T-1 and T-2 were painted as well as the wood below the balcony at A-2. Parking space numbers for A-7, O-10, P-2, U-10 and V-2 were painted.

The retaining wall at building A collapsed and Martin removed the fallen stones from the sidewalk. Bids were taken to replace the wall.

Russell- I make a motion to accept the original bid from R & A Landscaping.

Kathleen- I second the motion.

The motion passed.

General Discussion-

The board discussed the options of staining the fences or painting them. The cost would be the same. The board will look at a sample of each before deciding.

The board decided to hold the 2017 Budget Meeting along with the regular January meeting on Saturday, January 21, 2017 at 10:30 a.m.

Violations-

Courtesy notices were sent out due to the need for screens on patio doors. A fine was sent out for putting concrete in the dumpster.

Financials:

Linda Neel reviewed the financial report for October, 2016. Briarpark has total cash assets of \$467,914.55 due to roof insurance money. Prepaid dues are \$12,478.83

Russell- I make a motion to adjourn the meeting.

Shawna- I second the motion.

The motion passed.

The meeting adjourned at 7:24 p.m.