

**Briarpark Village HOA  
Meeting Minutes  
February 28, 2022**

**Jan Paul- President**  
**Shawna Neill- Secretary**  
**Russell Vela-Treasurer**  
**Angela Pritschow**  
**Linda Neel- Excel Management**  
**Skye Hughes- Excel Management**

**The meeting was called to order at 6:33 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.**

**Shawna- I second the motion.**

**The motion passed.**

**Management Report:**

**Carpentry/Painting**

Martin reattached the shutter at U-3. When he checked the porch railing at Q-2 Martin discovered it could not be repaired due to rotting and needed to be replaced.

The trim around the door of O-5 required repainting. I-1 and D-7 needed the door window trim painted. D-7 also needed the apex over the front door painted. O-10 storage door was painted. Raw wood on the fence at O-11 required paint. O-10 and E-1 had noncompliant storm doors, so they had to be painted to match the HOA rules. B-10 requested that their door and parking space numbers be repainted.

**Dumpsters/Landscaping/Misc.**

Management received a report that the dumpsters weren't all being fully emptied all the time. Management reported the issue to Republic. They also reported to Republic that several dumpsters had lids that were bent down

inside them and doors that were stuck closed. Republic said they would fix the problems.

Garbage bags, boxes, and oversized items were found around almost all the overfull dumpsters. The porters cleared it when room became available in the dumpsters. Martin hauled away the larger items that could not be put inside the dumpsters and unstuck the door on the V dumpster.

Richmond trimmed all the Crepe Myrtles on the property.

Martin will replace cable box covers where necessary.

### **Plumbing/Gutters**

The cutoff valve on D-6 broke on Feb. 2 and the plumbers were unable to fix it until Feb. 5.

Management put notices on the E building to warn the residents that the water would be off on Feb. 8 due to plumbing work at E-6.

Several residents informed Excel that they had no water the afternoon of Feb. 8. It was learned that the City of Plano was replacing a valve and water would be restored as soon as possible.

The W-5 downspout extension was replaced by Martin because it had been crushed.

### **Foundations/Doors**

E-1 and E-2 will split the cost of an engineer inspection on the foundation. The engineer reported that the foundation needed no work at this time.

F-2 contacted management for guidelines on replacing the front door and the storage door. Management sent her pictures of the proper replacements. The owner will contact management when they have been replaced so they can be painted the correct color.

### **Violations-**

Recent violations include light fixtures without tops and one hanging upside down, dog poop not being picked up, colored light bulb on porch, Halloween curtains, broken shades, and foggy windows. The foggy windows are being replaced at a slow pace due to supply issues.

## **Misc.**

The board met for a budget meeting earlier in the month. During the meeting the board and management discussed an increase in the dues because of rising costs and the need to build up the reserve account in case of problems. The increase will be 6% and it will be implemented in May. Notices will go out in the March and April statements.

The board selected an insurance plan which took effect on 2/1/2022.

The cheapest place Jan could find to hold the annual meeting was at Dickey's Barbecue. They have a large room that they rent for \$50 an hour. The board will require a three-hour span of time, 5:30-8:30 p.m.. The meeting will be held on 5/16/2022. Sign in begins at 5:30 p.m. The meeting begins at 6:00 p.m. It ends at 8:00 p.m.

The board is sad to say that Shawna Neill gave them her resignation at the end of the meeting. She will remain until the annual meeting has been held.

## **Financials:**

Total Assets- \$108,962.55  
Delinquent Dues- \$9,055.90  
Prepaid Dues- \$11,684.46  
Utility Expenses- \$17,785.19

**Russell-** I make a motion to adjourn the meeting.

**Angela-** I second the motion.

**The motion passed. The meeting adjourned at 7:48 p.m.**







