

Briar Grove HOA
Board Meeting Minutes
February 13, 2019

Board Members Present: Jorge Galaviz – President
 Scott Humes – Vice President
 Corrin Nice – Secretary/Treasurer

Board Members Absent: None

Meeting was held at Investment Management Company. Shelly Peterson with IMC was present.

1. Call to Order
 - Board meeting called to order by Jorge Galaviz at 6:03 PM.
2. Quorum established.
3. Agenda adopted.
4. Guests – Girvan ‘Butch’ Brown (2022 Midlane Dr.), Jody Coon (1065 Shadow Glenn Dr.), Lance Nice (1920 Briar Grove Dr.)
5. Minutes
 - The workshop notes from the January 10, 2019 Board Workshop Meeting were reviewed.

Motion to approve the notes from the January 10, 2019 Board workshop was made by Scott Humes and seconded by Jorge Galaviz, all in favor. Motion passed unopposed.

6. Financials reviewed.
 - The January 31st, 2019 financials were reviewed.

A motion to approve the financials as read was made by Scott Humes and seconded by Corrin Nice. Motion passed unopposed.

- A/R reviewed.

7. New Business
 - a. Director Appointment
 - Michael Erixon submitted his resignation to the Board on January 30th, 2019.

Jorge Galaviz made a motion to appoint Corrin Nice to the vacated term on the Board which will end on December 31st, 2020. Scott Humes seconded the motion, motion passed unopposed.

- b. Vendor Contract Review
 - Landscaping: The Board reviewed three proposals for the landscaping.

Corrin Nice made a motion to employ Humphrey's Commercial Maintenance as of March 1st, 2019 and to send a termination notice to the current landscape company. Scott Humes seconded the motion, motion passed unopposed.

- Retention Pond: The Board reviewed five proposals provided for the retention pond clearing.

Jorge Galaviz made a motion to hire Lizardo Construction as soon as weather permits to get the 17-acre retention pond cleared of debris. Scott Humes seconded the motion, motion passed unopposed. IMC will contact him to obtain the necessary insurance information and an estimated starting date.

c. Neighborhood Security

- The Board asked IMC to contact the local law enforcement agencies to obtain a contract officer in a marked vehicle to patrol their community between the hours of 6-8 AM and 5-7PM. Would like to start with 8 hours per week, Monday-Friday

d. Bylaw Update Status

- The HOA's attorney, Bryan Fowler of the Fowler Law Firm is in the process of updating the Bylaws for the community to the current State Legislative laws. The Board will also be compiling a list of minor changes that they would like clarified further.

8. Adjourn to Executive Session (7:24 PM)

9. Executive Session

a. Collections

- Board discussed the collection accounts and asked that IMC send out the 209 letters on all accounts. Anyone owing over \$500 in assessments will be sent to the attorney for further collection efforts.

b. Deed Violations

- The Board reviewed a sample fine schedule that they would like to have recorded and implemented within the community. First fine would be \$25 with a 10-day cure period, second fine is an additional \$25 with a 10-day cure period but failure to do so will result in an additional \$100 fine being assessed; the third fine will be a \$50 fine with continuing \$50 fines for non-compliance.

10. Adjourn

Motion to adjourn the meeting was made by Jorge Galaviz at 8:33 PM and seconded by Scott Humes. Motion passed unopposed.

Please visit the website at www.briar-grove.com for further information on the community and meetings.