

Briarbrook Community Improvement District Minutes
Thursday, March 12, 2020
Regular Board of Directors Meeting

1. Tammy Thomas **called the meeting to order. Members in attendance:** Tammy Thomas, Elbert Smith, Mike Saale, Jason Teeter, Marcus Patton, Chris Moudy. Absent: Jim Hackney
2. **Agenda**—Add Mark Powers to agenda to present information about a proposed exchange of property for resurfacing BCID tennis courts. After the changes, Tammy Thomas moved to accept the agenda. Chris Moudy seconded. Motion passed.
3. **Minutes:** Jason Teeter moved to accept the minutes from 2-13-20. Elbert Smith seconded. Motion passed.
4. **Financial Reports:** Jason Teeter reported the financials:
 - Operating Fund – \$14,328.58
 - Cart Path Fund – \$30,100
 - Debt Service Account – \$170,931.92
 - Tornado Fund: \$175,516.63Elbert Smith moved to accept the financials. Chris Moudy seconded. Motion passed.
5. **Mark Powers proposed that the City of Carl Junction resurface the BCID tennis courts** in exchange for property just south of the parking lot. The City would like to build a pavilion, a playground and restrooms on the property.
Mike Saale moved to donate a piece of BCID property in exchange for the City resurfacing BCID tennis courts. The courts will be converted to Pickleball Courts. Chris Moudy seconded. Motion passed.
6. **Reports:**
 - a. Pro Shop/Golf Course—Nate Benedict: Getting applications for summer jobs. Need to find lifeguards
 - b. Social Committee—Tammy Thomas--none
 - c. Tournament Committee—Marcus Patton
 - d. Golf and Greens Committee—Marcus Patton—need to establish a boundary line along #2 fairway. Need to establish local rules
 - e. Finance Committee—Jason Teeter and Chris Moudy--
 - f. Membership/Marketing—Marcus Patton and Mike Saale—Agreed with KSN to do some advertising. Added extra advertising on the Players Championship. In April will film Showcase Showdown
 - g. Long Term Planning—Jim Hackney and Mike Saale--none
 - h. Restaurant Committee—Jim Hackney and Elbert Smith—should be getting 3% of gross sales of Junction Café. They are up to date on utilities. Their official start date was August 2019.
7. **Old Business**
 - a. Update on property tax information--\$170,900 was received. Tammy Thomas will get with Troy Salchow about getting new houses in the BCID.
 - b. Update on water tower. No new bids
 - c. Tornado Update—All trees have been trimmed a few stumps need to be ground. Still need to get one more insurance check.
 - d. Course Maintenance
 1. Geese control—Board wants to remove this from meeting
 2. Deck Staining—the floor is complete but need to finish project by hiring someone.
 - e. Golf cart rental agreement—got lease documents from Clear Creek. They will deliver Club Cars by the end of March or beginning of April.
 - f. Electrical Update—3 electrical panels were installed but the breakers were not the correct size. KAB is working on a bid to make the correction.
 - g. Cart path discussion—Have received 3 bids; Each bid provided different total yardage and included different amounts of work. Nate would like more time to make a recommendation since he has so many factors that need to be considered.
 - h. Easement along #9 fairway and green—waiting to hear from the City
 - i. 2020-2021 Budget Committee planning—the Preliminary Budget was presented by Jason Teeter and Chris Moudy.

7. New Business

- a. Ordering trees for Fall planting—Nate Benedict will present a plan. He discussed purchasing some more mature trees that are specific to the area
- b. Possible purchase a fairway mower-- Marcus Patton moved to purchase a used fairway mower for \$14,000. Chris Moudy seconded. Motion passed.
- c. Fence repair at #8 Tee Box—\$900 for materials and installation. Mike Saale moved to purchase a fence from M&W Fence Co. Marcus Patton seconded. Motion passed.
- d. Candidates for Briarbrook Community Improvement District Board. Jason Teeter, Mike Saale, Elbert Smith and Chris Moudy are going off the BCID Board this year. Candidates must be signed up by March 20.

8. Public Forum: None

9. Adjournment: Chris Moudy moved to adjourn at 7:42 p.m. Elbert Smith seconded. Motion passed

Jennifer Gozia, Board Clerk