

Briarbrook Community Improvement District Minutes
Thursday, April 8, 2021
Regular Board of Directors Meeting

Pledge of Allegiance

Roll Call

1. Jim Hackney called the meeting to order. **Members in attendance:** Jim Hackney, Jason Teeter, Marcus Patton, Mike Moudy, Stephanie Patterson. Tammy Thomas attended via Zoom because of family illness. Absent: Elbert Smith

2. **Public Forum:** None

3. **Agenda—Additions:**

8. **New Business (b.) Changes to Membership Packet**

9. **Closed Session per Ra MO 610.021.2 Leasing, purchase or sale of real estate by a public governmental body where public knowledge of the transaction might adversely affect the legal consideration therefor**

10. **Adjournment**

After the additions were made, Jason Teeter moved to accept the agenda. Tammy Thomas seconded. Motion passed.

4. **Minutes:**

Mike Moudy moved to accept the minutes from 3-11-21. Stephanie Patterson seconded. Motion passed.

5. **Financial Reports:** Jason Teeter reported the financials:

Operating Fund – \$127,964.79

Cart Path Fund –\$700.00 additional funds from golf teams paying for use of course

Debt Service Account –\$191,436.92

Tornado Fund--\$144,708.75

Stephanie Patterson moved to accept the financials. Mike Moudy seconded. Motion passed.

6. **Reports:**

a. Pro Shop/Golf Course—Nate Benedict—See Attachment

b. Golf and Greens Committee—Marcus Patton; Ryan Conley cleaned land behind driving range

c. Finance Committee—Jason Teeter

d. Long Term Planning—Jim Hackney; Mark Powers, Carl Junction Mayor, reported the City of Carl Junction will get 1.5 million from covid bill. Some of the money can be spent on a pavilion and restrooms on the soccer fields, adjacent to the golf course.

e. Restaurant Committee—Jim Hackney and Tammy Thomas—will discuss during closed session

f. Pool—Tammy Thomas—Tammy is trying to find Sails for shade. Nate will contact Neosho Pool and Spa to open the pool next week. Nate is concerned that the cold weather may affect the opening of the pool. Hannah Huffman and Laken Shallenburger will operate pool. No outside food and beverage.

Steve will get furniture out in early May to clean. Stephanie Patterson has a copy of pool rules.

7. **Old Business**

a. Update on property tax information/addition of houses/valuation of property

City hasn't approved the new plots in the CID. Tammy Thomas is checking with the collector and auditor to ensure the new houses are charged the BCID tax.

b. Course Maintenance- erosion #6 green and drainage on #9. Waiting until the line is buried then Jimmy, CJ worker, will come in and repair. #10 Nate thinks it is a blockage in the tube; area under the cart path has eroded fairways; #11 steep face bunker; suggests turning it into grass. Build up fringe to discourage water from flowing into bunker. Nate and Marcus will have two options for the board to vote on at May meeting.

c. Electrical Update—installing breakers; outlet in cart barn isn't working

d. Cart path update—cart paths near the restrooms on the back and toward 15 green is 2/3 complete.

e. Trail Grant update—by April 17 we should have an update, more details by the middle of October.

f. Fourth of July planning—Dates for Golf tournament, Pool games, Fireworks and Parade; Marcus talked with Bob Wentworth last year said he could supervise if we bought fireworks through him. Ron Ripplinger has a class A license.

g. Update on Website design/Social Media presence—Web site committee- Stephanie Patterson will chair the committee

8. New Business

a. Approval of the Budget: Jason Teeter moved to approve the 2021 budget. Marcus Patton seconded. Motion passed.

b. Changes to Membership Packet—Develop a code of conduct and consequences if the rules are not followed. Stephanie Patterson and Tammy Thomas will develop a copy of rules by the May meeting. Jason Teeter questions whether the Board should be involved with disciplinary actions. He would like to give Nate Benedict the discretion how to handle a situation.

9. Mike Moudy moved to go into closed session. Marcus Patton seconded. Motion passed.

Closed Session per Ra MO 610.021.2 Leasing, purchase or sale of real estate by a public governmental body where public knowledge of the transaction might adversely affect the legal consideration therefor

Jason Teeter moved to adjourn closed session. Mike Moudy seconded. Motion passed.

10. Adjournment: Marcus Patton moved to adjourn at 7:58 p.m. Stephanie Patterson seconded. Motion passed.

Jennifer Gozia, Board Clerk