

**Briarbrook Community Improvement District Minutes**  
**Thursday, December 9, 2021**  
**Regular Board of Directors Meeting**

Pledge of Allegiance

Roll Call

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

2. **Agenda--**Jason Teeter moved to accept the agenda. Tammy Thomas seconded. Motion passed 6-0.

3. **Minutes--**Mike Moudy moved to accept the minutes from 11-11-21. Stephanie Patterson seconded. Motion passed 6-0.

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

Operating Fund – \$81,453.32

Cart Path Fund – \$55,700.00

Debt Service Account – \$23,782.22

Reserve Account--\$143,336.82

Tammy Thomas moved to accept the financials. Mike Moudy seconded. Motion passed 6-0.

5. **Reports:**

a. **Pro Shop/Golf Course**—Nate Benedict—see attached sheet

Merchandise is still hard to get

b. **Golf and Greens Committee**—Marcus Patton—greens mower-- 3 quotes for purchase

but Nate recommends leasing the mower. Fair market value lease is what Nate recommends.

c. **Finance Committee**—Jason Teeter—report under 4. Financial Report

d. **Long Term Planning**—Jim Hackney and Tammy Thomas—Hoping to secure Grant money from

Water Ways to help cover the cost of irrigation system

e. **Restaurant Committee**—Jim Hackney-- Now open 7 days a week for lunch. Hosted two Christmas parties that used outside caterers. Purchased two TVs. Offering Thursday night football along with a Ping Pong tournament.

f. **Social Committee**—Mike Moudy--none

6. **Old Business**

a. **Update on property tax information**/addition of houses/valuation of property—Tammy Thomas will clarify with Troy Salchow that the new property is included in the BCID.

b. **Course maintenance-**

#11 **green**--exposed irrigation lines and sand trap—Nate reported that repairs will be made in the spring so that sod can grow from the lip to the bottom of the sand trap.

**Drainage on #10**--must dig up culvert and replace or fill in with cement to prevent erosion --**will get bids by next meeting.**

#4 **sagging cart path**—the pipe from the pond has corroded. The erosion has caused the cart path to sag.

**Marcus Patton will try to get a camera to see if culverts have collapsed.**

c. **Electrical update**—installing breakers

d. **Cart path update**—installation on #14 to begin Monday

e. **Trail Grant update**—the Trail Grant was disallowed because money cannot be allocated for golf carts and segways.

f. **Security System** for maintenance barn update—**received a bid from Spenser Kelson** at Clubhouse and maintenance building \$30/month; **Tabled until next meeting.**

g. Water tower update—Stephanie Patterson was seeking a grant if water tower. Will continue to investigate.

7. **New Business**

a. **Winter golf rates proposal**—**Tammy Thomas moved to implement a winter golf rate. Mike Moudy seconded. Motion passed 6-0.**

b. **Discussion on CID audit**—Jim Hackney reported that he needs to get 3 bids for the audit.

The purpose of the audit is to analyze our procedures and processes to ensure they are correct.

8. **Public Forum: Jason Kulha**, 100 East Briarbrook Lane; wants to get more involved and will lend his expertise to help build the community

**Forrest Noah**, 305 Tee Lane, Discussed the restaurant

9. **Adjournment:** Marcus Patton moved to adjourn at 7:38 p.m. Mike Moudy seconded. Motion passed 6-0.  
Jennifer Gozia, Board Clerk