

Briarbrook Community Improvement District Minutes
Thursday, May 11, 2023, 6:00 p.m.
Board of Directors - Regular Meeting

1. Opening

- a. Pledge of Allegiance
- b. Roll Call

2. Tammy Thomas called the meeting to order. Members in attendance: Tammy Thomas, Marcus Patton, Mike Moudy. and Bill Albright. Absent were Ken Longnecker, Elbert Smith and Jason Teeter

3. Agenda: Mike Moudy moved to accept the agenda. Marcus Patton seconded. Motion passed.

4. Public Forum - none

5. Approval of Minutes - Mike Moudy moved to approve the minutes of 4-13-23. Bill Albright seconded. Motion passed.

6. Financial Reports - Nate Benedict reported the financials as of 5-1-23:

- Operating Fund - \$95,473.99
- Cart Path Fund - \$4,300.00
- Debt Service Account - \$200,966.21
- Reserve Account - \$98,858.68
- Total - \$399,598.88

Marcus Patton moved to accept the financials. Mike Moudy seconded. Motion passed.

7. Reports:

A. Restaurant - Erin Shanks reported there is a new ice machine for the kitchen. Kitchen floors were degreased and cleaned. Signs will be made from number 8 and a banner for the pool to call ahead orders.

B. Pro Shop/Golf Course - Nate Benedict reported Green and Grow was a very successful event this year. There were two bids for electrical work on the maintenance barns. A+ bid included electricity to the bathroom. Marcus Patton made a motion to accept A+ Electric to do all the work. Mike Moudy seconded. Motion passed.

B. Golf and Greens Committee - Marcus Patton

- Chemical schedule is complete and is put on a calendar to be faithfully followed. Sod project - We are receiving 17,920 sq. ft. of sod. Total price \$7,347.50. Labor for Jeff Coffey Landscape, \$2,000. Dirt work from Steve Thomas, \$2,400. Labor for Connelly moving dirt will be \$1,700. Sod will be laid next Thursday, May 18th. Ropes will need to be set up. Fertilizer is the next thing we need to look into.
- We are still looking for a greens aerator. We found a new one that is in an open box for \$32,500. We will continue to look. This one is solid tyne instead of hollow. Hollow would be another \$1,000. It's over 5 ft. and can be hooked up to our tractor. Everything else that is new is around \$50,000. Other used options are being looked into.
- We need maintenance help. 4 full time employees. 2 seasonal and 2 part time summer employees.

D. Finance Committee - None

E. Long Term Planning – Tammy reported, in progress.

F. Social Committee - Mike was approached about having a BBQ cookoff. An admission price would be charged, there would be a beer tent set up with live music. Bill volunteered to help on committee. The board thought this was a great idea. A Luau in late August was also discussed.

8. Old Business:

A. Signature and approval of resolution for Schuber Mitchell addition - We are still waiting on Schuber Mitchell to respond

B. Plans for pool/deck - Pool opens May 26th. Power washing of pool deck and patio area is being done. The pool will not be emptied, therefore the bottom won't be patched. Neosho Pool and Spa will come put finishing touches on chemicals, then come twice a year. Laurel Shallenberger and Abigail Wilson will manage the pool and are filling spots for their team of lifeguards. Elbert has been in communication with the people who are building the shelter. They are needing to get lumber to complete the job.

9. New Business

A. 2023 Timeline Planning - Nate mailed off for the liquor license.

B. Plans for July 4 Celebration - 3 food trucks are set up. Sponsors are in the works.

C. Put into effect the 2023-2024 budget - Complete

D. Invitational - Regina Hammonds is putting together a Briarbrook Women's Golf Association and they want to run the concession stands. Details will need to be worked out.

Marcus Patton made a motion to move into closed session at 7:40 p.m. Bill Albright seconded. Motion passed.

10. 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.

Marcus Patton moved to adjourn closed session at 8:20 p.m. Mike Moudy seconded. Motion passed.

10. Adjournment: Bill Albright moved to adjourn at 8:20 p.m. Mike Moudy seconded. Motion passed.

Teri Carlson, *Board Clerk*