

Briarbrook Community Improvement District Minutes
Thursday, August 14, 2025, 6:00 p.m.
Board of Directors - Regular Meeting

1. OPENING

- A. Pledge of Allegiance
- B. Roll Call

Marcus Patton called the meeting to order. Members in attendance: Marcus Patton, Mike Moudy, Brad Barton, David Toft, Bill Albright and Mark Powers. Absent members: Tammy Thomas

2. AGENDA - *Bill Albright moved to accept the agenda for 8/14/25 meeting. Brad Barton seconded. Motion passed.*

3. APPROVAL OF MINUTES - *Brad Barton moved to approve minutes for the 7/10/25 meeting. David Toft seconded. Motion passed.*

4. PUBLIC FORUM - Nathan Price and Tom and Ginger Boden attended

5. FINANCIAL REPORTS - Nate Benedict reported the financials as of 8-1-25:

SMB

Operating Fund - \$40,937.03

Reserve - \$0.00

Debt Service Account - \$1,525.87

Total - \$42,462.90

People's Bank of Seneca

Line of Credit - (\$155,000.00)

9 month CD - \$150,000 Matures 10/27/25

Annual Comparison data is being added to the paperwork Nate provides each month.

David Toft moved to accept the financials. Marcus Patton seconded. Motion passed.

6. REPORTS:

A. Restaurant - Erin Shanks - Good numbers this month

B. Pro Shop, Greens - Nate Benedict - Donnybrook is full with close to 200 players. Payroll costs will go down when the pool closes. New mower is here. Old rough mower is still being repaired. Irrigation is a huge problem right now. Two valves were repaired.

C. Financials - David Toft

D. Long Term Planning - Marcus Patton - Mark Powers suggested waiting until the property is paid for to replace the irrigation system. We need to make a list of critical needs. Irrigation is definitely one of those needs. What projects do we need to undertake? Tennis, Pickleball courts and the pool also need to be a priority.

7. OLD BUSINESS

A. Property tax information/addition of houses/valuation of property status and CID extension – Public Hearings are at 7:00 on August 27th and 28th.

8. NEW BUSINESS - None

9. ADJOURNMENT - *Brad Barton moved to adjourn at 6:30 p.m. Mike Moudy seconded. Motion passed.*

Teri Carlson, *Board Clerk*