

Briarbend HOA meeting  
November 18, 2014

The meeting was called to order by President Gordon Richardson at 7:13 pm.

In attendance- Gordon Richardson, Chad Roberts, Kathy Johnson, Bill Maddock, Lauren Summerville, Chas Hollis, Leigh Adkins, Jessica Strehlow, Susanne McLean

Guests present-        Larry Stanton        7802 Ella Lee  
                                 Greg Haas            7914 Burgoyne

Larry attended to discuss the deed restriction amendment that was presented at the October meeting. He feels the board is elected to uphold the deed restrictions and we now have 2 structures that do not adhere to the deed restrictions as written- these 2 structures have garages that either directly face or sideloading the front yard. One structure is located at 7810 Burgoyne.

Ben Hunter responded by saying there are several houses in the Briargrove subdivision that have the same set-up (garages in front) and the board approved these particular plans. The procedure is that the ACC comes to the board with plans they have received from a homeowner and the board votes on the variance. The ACC came to the board when the plans were presented to the ACC for the 7810 Burgoyne residence and the board approved the variance.

Mr. Stanton attended the meeting to say if we want to address one portion of the deed restrictions we should change that portion and nothing else; he didn't feel anyone cared about the proposed landscaping changes. Mr. Stanton would like to see the amendments reflect the needs of the neighborhood and be uniform rather than having to issue a variance each time a house is being built or being remodeled.

Gordon said the board takes each variance seriously.

Mr. Haas was at the October semi-annual meeting and he was concerned about the proposed changes. He asked if the proposed restrictions were going to be scratched or given to the neighborhood for a vote. Gordon responded that the proposed restrictions were brought about by phone calls and emails regarding one particular home. Mr. Haas came to the meeting to find out how the board was going to address the proposed changes. He was mostly concerned that the amendments were thrust upon the homeowners and that proper procedures were not followed in seeking passage of the proposed amendments. The board assured Mr. Haas that proper notification will be given for any future amendments.

Mr. Stanton brought up the number of violations that haven't been addressed, in his opinion. The board said they were not aware of homes that are in violation of the deed restrictions and that the board needs the help of all homeowners in order to know if there are any violations.

The board proposed that if any amendments are proposed we will give proper notice and there will be time for discussion prior to the vote. Mr. Haas and Mr. Stanton thought this was fine.

### **Beautification-**

Susanne has been attempting to do something with the landscaping at the south side of the entrance to the neighborhood. Nobody has gotten back to Susanne with an estimate for landscaping, so she will continue to get estimates. Christmas decorations will be chosen in December. 3 prizes- \$100 gift card to Home Depot, \$50 to Home Depot and \$25 to Cornelius.

### **Social-**

Jessica-kudos to Jessica from the board for the great Halloween party!!!

### **Security-**

Chas- lately there has been an issue with the Fish and the Knife restaurant on Westheimer. Cars are parked on Stoney Brook, Overbrook and Wickersham every weekend. Fish and Knife leases out the restaurant to another company after the restaurant closes. Fish and Knife is in talks with the Doneraki restaurant lot to see if this can be used for parking. Chas talked to Jeff Fonden, head of Briarbend security

patrol and he will call the police to have them ticket and tow the cars in our neighborhood. The protocol for posting security alerts was stated again- the security director needs to call the homeowner who was violated to get the facts and then post it in the security alerts to the neighborhood. Briarbend neighbors should call the police if something happens, not call the security hot line.

**Legal-**

Lauren- the board needs to do a little fine tuning with the ACC. The board will meet with them.

**Super Neighborhood-**

Chad Roberts- Chad passed around a report showing the number of break-ins in the surrounding neighborhoods. There is a PIP meeting November 19 and January 21 at \_\_\_\_\_. SNAP- the city has roughly \$1M for the Super Neighborhood committee. There are guidelines for how to submit a request, which Chad passed around. Oliver Pennington's office said if we would fill out the request about the sidewalks, which have dipped quite a bit, we should fill out the form and submit it to his office. A motion was made by Susanne McLean and seconded by Ben Hunterto have Chad pursue getting SNAP money for the sidewalks. Motion passed. Any homeowner can submit a request.

**Treasurer-**

Leigh- 3 delinquent properties. There were 4 delinquent properties at one time- one paid the dues, but the homeowner complained about the late fees. The board decided not to refund the late fees. Leigh sent certified letters to each of the three. The board will have our legal counsel draft a letter to each of the three. Leigh has changed web hosts and will show each of us how to send out an email/notice to the neighborhood.

**New Business-**

Chas has gotten notes from some of the young mothers about having a get together. Jessica will rebrand this event.

Deed restrictions. The board will discuss our strategy for going forward on the deed restrictions at the at January board meeting.

Next meeting- January 13, 2015. 7:00 pm at 7802 Burgoyne.

Respectfully submitted,

Kathy Johnson  
Secretary