



Briarbend Community Improvement Association

May 20, 2025

Call to Order -President, Damon Gonzales called the meeting to order at: 6:35pm

- Board Members Present: Damon Gonzalez, Jonathan Kalkan, Mary Spiller, Jennifer Hunter, Malori Callahan, Katie Deal, Hailey Marino Hennessy, Craig Hughes.
- Not present: Jerry Young, Marshall Holmes, Alexandra Andrews.

Vice President Report - Marshall Holmes-Marshall not present, no report.

Secretary Report- Mary Spiller- Minutes from April Board posted on the website and were approved.

Treasurer Report - Jonathan Kalkan

- Review of Budget to Date- Balance sheet provided and will be posted on the website.
- After financial period, received another homeowner's dues.
- We are down to 4 homes one being the owners who attempted the short-term rental, the final 2 homes on Burgoyne.
- Charnwood behind on security reimbursement.
- Submitted to the City the reimbursement paperwork for trash.

Security Report - Katie Deal- Katie advised of a trespasser recently being arrested at a vacant house at 7806 Ella Lee. Blast sent to homeowners. There was a lady at the Woodway Town houses who became aggressive with the Security Patrol Officer. Her address does not pay for Security Patrol. Security cost per annum is \$108,000. If we have 24 hour Security the cost would be approximately \$432,000. This would exceed the current budget, and annual dues would have to increase significantly. Malori will send an email to residents to poll interest in this. It was deemed the nighttime patrol was most cost effective. Jennifer suggested setting up a Neighborhood Watch Team for those at home during the day to cruise our immediate area and watch for suspicious activities.

Legal Report - Jerry Young (absent)

Social/Hospitality Report- Jennifer Hunter/Alexandra Andrews-The. Yard of the Month was given to the home at 7810 Ella Lee Lane. Jennifer has been in contact with the City several times to address the issue of the Stop Sign visuals on Stoney Brook and Overbrook, and Stoney Brook and Burgoyne. A white paint line will be applied to both of these intersections within approximately 14 days. Three companies

have been contacted regarding purchasing a solar powered flashing stop sign for the above intersections. These companies are Traffic Safety Store, LED Lighting and Solutions and Rodeway Signs. The price from each company per sign varies from \$163 to \$1,180, not including labor. Malori will send out a communication to the neighborhood to see if everyone approves the addition of flashing signs, with the concern that flashing lights 24/7 may disturb the neighbors situated near them.

Not mentioned in the meeting but added to notes: Jennifer is working with Center Point Executive office regarding the excessive power outages in our neighborhood and the replacement of old damaged transformers.

Communications Report- Malori Callahan suggested sending a blast e-mail to all homeowners with guidelines for requesting exterior paint colors and new roof requirements (including color). Will update the Briarbend Website with new board member names and duties, as well as HOA meeting date, time and place. Next Board Meeting is June 10, 2025. No meetings in July or December.

Architectural Control Committee Report – Hailey Hennessey

- ACC members: Ike Claypool, Andrew Clark, Craig Hughes
- Denied variance request for the roof at 7811 Piping Rock
- Approved exterior paint for 7802 Burgoyne
- Denied garage replacement for 7907 Chevy Chase. However, it can be redrawn to bring the roofline down to the knee wall height. Homeowner in contact with the board's architect. Garage modifications to be reviewed again by ACC.

New Business- No New Business

Adjourn- Katie Deal made a motion to adjourn at 7:31pm, Malori Callahan seconded. The meeting was adjourned.