



BRIARWICK at RIDGEMOOR

Board of Directors Meeting Minutes of March 19, 2019

As a quorum was established and notice was properly posted, the Briarwick Board of Directors Meeting was called to order at 7:00 PM at the Lutheran Church of the Resurrection – 1555 Windmill Point Road – Palm Harbor, FL 34685.

Directors Present: Lynda Kelly, Patti Barbosa and Andy Sinkiewicz
Also Present: Susan (Sue) Marino, LCAM
Monarch Association Management, Inc.

Minutes:

Motion by Lynda to approve the Minute of October 18, 2019 Organizational Meeting with correction, second by Andy. Motion carried unanimously.

Treasurer's Report:

Andy reviewed the February end-of-the-month statement, noting everything appeared on track.

Delinquent Accounts: Three units have been sent to Attorney Mankin for pre-lien letters. One unit is in mortgage foreclosure and the other a Bank foreclosure sale is set for May 15.

Brief discussion regarding the lawn service double payment. Sue will continue to work with Curb Appeal to get a refund.

Unfinished Business:

Installation of Water Meter for Island Irrigation: Sue contacted Pinellas County Utilities to install one (1) water meter in the center island for a total cost of \$3,260 (road crossing \$1,500, meter \$1,190, impact fee \$325 and back flow \$218).

Roadway Resurfacing: 2019 updated costs for roadway resurfacing.

| | <u>2016</u> | <u>2019</u> |
|----------------------|--------------------|--------------------|
| All-Phase | \$65,900 | \$66,500 |
| Driveway Maintenance | \$66,288 | \$66,288 (same) |
| SunCoast Paving | ---- | |

Manager's Report: *All items were discussed; a copy of the Manager's Report is attached to original minutes.*

Architectural Review Applications:

| | | |
|------------------------|----------------------------|-------------------------|
| 1. 4018 Belmoor Drive | Repainting exist color | Hold for all BOD input. |
| 2. 3953 Belmoor Drive | Repainting House | Approved |
| 3. 3924 Belmoor Drive | New Roof | Approved |
| 4. 3190 Edgemoor Drive | New Roof | Approved |
| 5. 3985 Belmoor | New Roof & Front Gutter | |
| | Repainted | |
| | New Entry and Garage Doors | |

DEED RESTRICTIONS UPDATE

Revised and updated tour sheets included in the Board's packet.

Welcome to Briarwick Letter: Sue included a copy of the updated "Welcome to Briarwick" letter. To encourage new owners to open the letter the wording "**Welcome New Homeowner to the Briarwick Homeowners' Association**" on the front.

New Business:

Lynda introduced a design sketch, submitted by Creighton Family Landscaping, for the Briarwick common area front island re-landscaping project. The old landscaping will be removed, except for the two (2) Crape Myrtles and colorfully, low maintenance plant material will be added at a total cost to be \$2,277. Following discussion:

***Motion by Patti to approve the landscaping proposal, second by Lynda.
Motion carried unanimously.***

Lynda announced that she will be selling her home and moving out of the Community. She expressed her concern over the lack of interest in homeowners willing to serve on the Board. Lynda volunteered to send a letter to all homeowner to encouraging them to join the Board.

Open Discussion: No Open Discussion at this time.

Mike Bousher requested an ARC form.

Adjournment:

***Motion by Lynda to adjourn the meeting, second by Andy.
The meeting was adjourned at 7:53 PM.***

Next Board Meeting: TBA at the Lutheran Church of the Resurrection, Palm Harbor, FL

Respectfully submitted,
M. Susan (Sue) Marino, Secretary Pro Tem

These minutes have been approved.