

General Meeting March 28, 2023

There was a small attendance, with the vast majority voting not to renew the lease with the city.

Property on Mahoning, a recommendation that the property be used in the future for civic club meetings.

The board will consider paying the property taxes for last year and maintaining the property

Agenda for April 12, 2023 Board meeting

Call to order

Establish quorum -

Adoption of agenda –

- 1) Appointment of new director to replace Francisco Menjivar – new appointee Josue Garcia
- 2) Vote to NOT renew civic club lease – per votes of community
- 3) Vote to pay property tax on Mahoning Property and maintain the lot.
- 4) Approve the following guidelines

Adoption of survey on architectural guide lines

Should we get permission from the Civic Club to paint our houses – No

Should we get permission on what colors to paint our houses-Yes

Should we get permission from the Civic Club to replace the roof – No

Should we get permission from the Civic Club to replace our fence – No

Should we get permission from the Civic Club to fix our houses – No

Should the Braeburn Glen Civic Club allow carports Yes

Should the Braeburn Glen Civic Club allow garages to be enclosed-Yes

Adoption of perimeter fencing

Allow people to fence their front yard up to the city easement. **The fence must be wrought iron fencing and may be up to six feet high.**

Adoption of color chart – [Sherwin-Williams Braeburn Glen Approved Colors](#)

Houses that do not adhere to the paint chart will be grandfathered in.

5) Approve the following guidelines

1) Overgrown weeds, shrubs, grass, and vegetation are fire and safety hazards. The property owner/occupant is responsible for maintaining weeds and grass at 9 inches or less and brush and shrubbery at 7 feet or less.

2) A property owner/occupant may not accumulate lumber, boxes, barrels or similar materials that may be used as a harborage for rats. Control of rat infestations is the responsibility of the occupant/owner.

Remove garbage, rubbish, lumber, barrels or other materials that may be used to harbor rats or other rodents. For commercial property, all material stored on the lot must be 18 inches above the lot surface with a clear space underneath to prevent harborage of rats or rodents.

3) Remove garbage, rubbish, lumber, barrels or other materials that may be used to harbor rats or other rodents.

4) A junk motor vehicle is any vehicle, visible from a public place or public right-of-way, that is:

- - wrecked, dismantled, discarded, or
 - is inoperable and remains inoperable for a continuous period of more than 30 days on private property, and
 - displays an expired license plate or does not display a license plate.

5) Any such vehicle must be screened by completely enclosing the vehicle in a building. **Car covers, tarps, bamboo shades and other types of materials are not acceptable screening.**

6) Property owners must not store materials out in the open. These materials include dead trees, tires, refuse, glass, building materials, appliances, inoperable boats, and junk vehicles. Junk, trash, litter and rubbish cannot be deposited or allowed to accumulate on a lot. This includes junked auto parts, appliances, furniture, building materials, tires, discarded paper, tree trimmings, cardboard, plastics, fallen tree limbs and other offensive or objectionable materials.

Remove any rubbish or garbage from the boat or trailer. Elevate the boat or trailer at least 6 inches from the lot surface. The boat must be stored so that water cannot accumulate in the boat. If the boat is on a trailer, the trailer must be operable.

7) BROKEN FENCES AND OTHER STRUCTURES

It is the property owner/occupant's responsibility to keep all fences and accessory structures, including detached garages and sheds, in structurally sound condition and in good repair. Viewed from the public street.

The above guidelines were emailed to the community, no other suggestions were made other than to bring back what was there before by one person.

Minutes for January Meeting

January board meeting was called to order a few minutes passed 7 pm.

Members present were Manuel Barrera, Ann Vincent, Alexes Mendoza, Esua Cruz, Rhyme Monenah, Sally Wickers, Donaldo Lozano

The following was approved

- 1) 2023 Budget
- 2) Hiring of lawyer(s) to file against people who continually violate deed restrictions, such as loud music, excessive garage sales, etc.
- 3) Hire lawyer(s) to pursue legal action against people that owe in excess of one thousand dollars in assessments.
- 4) Ask the community to vote on whether to keep the Civic Club Building Lease.
- 6) Create Architectural Committee
- 7) Create Deed Restriction Committee
- 8) Survey(s) architectural guidelines

The following was NOT approved

- 5) Ask the community to vote on going back to voluntary assessments.

Financial Report

OLD BUSINESS

Have been contacting attorneys for collection

No volunteers were found for the Architectural Committee or the Deed Restriction Committee

IRS income taxes have been filed

The report to the Secretary of State has been filed

NEW BUSINESS

Can be brought up on meeting night

Feb 2023 Chase Statement - [Feb 2023 20230228-statements-6692- Redacted](#)

General Meeting March 28, 2023

Voting of whether to renew lease of civic club building.

The lease expires in October of this year. The cost to lease the building is very high for the number of times which the building is utilized.

Voting will take place at the general meeting. Discussion prior to vote.

If time permits discussion of property at Imogene/Mahoning.



Proposed topics to be voted on at the next board meeting

Adoption of survey on architectural guide lines

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The above will not be the only items to be voted on or discussed.

MARCH 2023						
SUN	MON	TUE	WED	THU	FRI	SAT
			1	2	3	4
5	6	7 Soup	8	9	10	11
12	13 Heavy Trash Tree debris only	14 Trash & Recycle	15	16	17 St. Patrick's Day	18
19	20	21 Trash	22 General Meeting If time permits discussion on the property at Mahoning and Imogene, former swimming pool and children's park.	23 General Meeting vote on Civic Club Building lease. Must attend to vote on whether to renew lease.	24	25
26	27	28 Trash & Recycle General Meeting	29	30	31	

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Crime Stats - January 2023

Seems that the new year has started out with an uptick in crime.

RMSOccurrenceDate	NIBRSClass	NIBRSDescription	OffenseCount	StreetNo	StreetName
1/31/2023	290	Destruction, damage, vandalism	1	8714	IMOGENE
1/31/2023	13A	Aggravated Assault	2	8714	IMOGENE
1/13/2023	290	Destruction, damage, vandalism	1	8802	IMOGENE
1/28/2023	290	Destruction, damage, vandalism	1	8915	REAMER
1/12/2023	120	Robbery	1	8918	SANGAMON