

**Brook Run Village Owners Association  
Board of Directors  
Meeting Minutes  
October 27, 2021**

The meeting was held at the Altoona Public Library and convened at 6:33 p.m. with those attending in accordance with public health measures recommended by the library.

Directors present: Jason Bahr, Marty Chebuhar, Steve McClure, and Pam Schwartz and Steve Wallace.

Due to a family concern, Shane McQuillan, City of Des Moines Urban Forestry Project Manager, was unable to attend as scheduled to speak about the ash tree removal and replacement program now underway in Brook Run. Further information about this program and an opportunity for homeowners to get involved in replanting will be posted on the Brook Run website.

**MINUTES:**

Minutes of the previous board meeting on September 29, 2021 were approved as written.

**TREASURER'S REPORT:**

Bahr reported balances for the period ending September 30, 2021, of \$15,392.72 in the Association's operating account and \$323,250.61 in the capital reserve fund. He also briefly detailed monthly income and expenses. An invoice for legal services from the Bradshaw, Fowler, Proctor and Fairgrave law firm in the amount of \$350.00 was presented for payment. The treasurer's report and the bill for legal services were approved on a motion by Chebuhar, seconded by Schwartz, and a 5-0 vote.

Discussions on allocations for the Association's 2022 budget were tabled.

**NEW BUSINESS:**

The board reviewed cost estimates from the Iowa Pond Guy company for next year's maintenance of the Association's three storm water retention ponds and decided on a plan with a \$4,801.80 price tag. The decision came on a motion by Schwartz, seconded by Bahr, and approved on a 5-0 vote. The water maintenance package includes April through October monthly treatments of beneficial bacteria in all three ponds, the stocking of additional grass carp in the Middle Pond, and continued use of an ultrasonic unit in the South Pond. All of these measures are aimed at controlling algae, which was worsened this year by drought.

Directors indicated they would consider other remedies to control algae if necessary. But they decided against adding fountains to the pond aeration systems, saying the projected cost of nearly \$20,000 outweighed expected benefits. They also set aside a Pond Guy suggestion to install ultrasonic units in the North and Middle ponds.

**OLD BUSINESS:**

Wallace reported on efforts to secure cost estimates for seeding the middle pond dam area now that orphan trees, grasses and other growth has been cleared. He said he has contacted three contractors who were unable or unwilling to bid and is awaiting a reply from a fourth.

Schwartz reported she is waiting to hear back from a contractor regarding pond dredging.

**REPORTS:**

Directors discussed progress on the City of Des Moines' East Douglas Avenue reconstruction project, including a report that work from Village Run Drive to NE 56<sup>th</sup> Street will be completed in 2022. More project information from the city will be posted on the Brook Run website.

McClure reported that the website, sponsored by the Association, is up to date. He also said he is working on a letterhead design for Association printed materials.

**ADJOURNMENT:**

The meeting adjourned at 7:35 p.m. The next meeting is tentatively scheduled for 6 p.m. Tuesday, November 23, 2021, at the Altoona Public Library, 700 8<sup>th</sup> Street SW, Altoona. The library's public health measures are to be included on the agenda.

Submitted by: Pam Schwartz, Secretary