

**Brook Run Village Owners Association
Board of Directors
Meeting Minutes
February 4, 2026**

The meeting was held at Des Moines Fire Station #11 and convened at 6 p.m.

Directors present: Jason Bahr, Steve McClure, Doug Miller, and Pam Schwartz.

STREAM RESTORATION PROJECT:

John Swanson, Polk County Water Resources specialist, reported on the progress of the project as follows:

1. All permits have been approved;
2. 99% of the plan review is completed;
3. Bid letting will go out February 25, 2026 and will be due by March 31, 2026;
4. Approval by the Brook Run Village Owners Association board will be on April 1, 2026 with final approval of the contract on April 21, 2026.

Swanson requested that the board schedule a final public meeting for April 2026. Schwartz will take care of the scheduling of the meeting and coordinate with Swanson's team.

MINUTES:

Minutes of November 5, 2025 regular meeting were approved as written.

FINANCIAL REPORT:

Bahr reported balances of \$47,032.68 in the operating account and \$471,109.69 in the capital reserve fund at of January 31, 2026. All expenses were normal. Bahr and McClure explained how the collection of delinquencies will work.

Bahr reported that the 2023 and 2024 Federal and State taxes are now filed. Bahr and McClure informed the board that the State taxes are paid and they are working with HRC on a payment method for the Federal taxes.

REPORTS FROM BOARD OF DIRECTORS:

Schwartz informed the board that she had submitted the signed W-9 to HRC and that she has the copies of the completed 2023 and 2024 Federal and State tax forms which she will retain on behalf of the Association.

ADJOURNMENT:

The meeting adjourned at 6:42 p.m. The board's next scheduled meeting is at 6 p.m. March 4, 2026, in the community room of Des Moines Fire Station #11 at 4150 E. 42nd Street.

Submitted by: Pam Schwartz, BRVOA Secretary