

To: Brickyard Creek Board of Directors

From: Jeffery Garrett

Re: Meeting Minutes from December 15, 2021

Date: January 7, 2022

The Board of Directors of Brickyard Creek met via Zoom on December 15th, 2021 from 4:03 p.m. to 5:34 p.m.

In attendance: Nancy Sandstrom, Peter Jaroff, Peggy Knapp, David Culberson, and Brickyard Creek Director Jeffery Garrett

Absent: Kayla Picciano

1. Meeting called to order at 4:01 p.m. by Nancy Sandstrom
2. **Motion to approve the BYC Board Minutes from November 15, 2021 by K. P. Knapp; second by P. Jaroff - Approved Unanimously**
3. Finance Report (P. Knapp)
 - Introduced BYCCA 2022 Budget
 - Includes a 7.5% increase in assessments to cover Director's salary increase, anticipated legal expenses, and year-round community use
 - **Motion to approve the 2022 BYCCA budget as presented by P. Jaroff; second by D. Culberson - Approved Unanimously**
4. Rental Group (N. Sandstrom)
 - Continued opposition towards the Rental Agreement from Windseeker
 - Have not received official occupancy numbers or projections from Windseeker
 - Determined 3.5 % rental fee with the assumption that the additional income will cover expenses associated with renters (infrastructure wear, trash, Director's time, etc.)
 - Continued concern that there is no onsite management
 - Expressed need to move from ad hoc rental group to formal committee with charter and a mix of owners who rent and those who do not
 - **Motion by D. Culberson to change the Rental Group to the Rental Committee working as a Standing Committee and that the committee will have at least five people - two current rental owners, two non-rental owners and a Board liaison. Primary action going into 2022 is development of Rental Committee Charter for Board approval; second by P. Knapp - Approved Unanimously**
5. Trail from Bayfield to Red Cliff
 - Bayfield Area Trails proposed a trail that extends from Bayfield to Red Cliff
 - Many unknowns at this point
 - J. Garrett will connect with Kate at BAT

Meeting Adjournment at 5:34

Next meeting Tuesday, January 18th at 4:00 p.m. CST