

**BRIARWOOD ACTION ASSOCIATION  
SPECIAL BOARD MEETING  
April 6th, 2025**

**Present: Brandon Buehler, Nancy Lewis, Jenni Reid, Greg Davis  
Jim Camden, Josh Brower, Joe Poffel**

**Absent: Kyle Bone, Travis Roe, John Steel**

**Meeting Called to Order at 2:04pm by Brandon Buehler**

**Minutes taken by: Jenni Reid**

Board Introduction

- Brandon explained that starting July 1<sup>st</sup>, 2025 the Utilities will be \$130.00 per month. Annual Dues will increase to \$500.00 for buildable lots, and \$350 for patio lots beginning in 2026. The Utilities and Annual Dues may increase each year due to cost-of-living increases.
  - Lake Forrest Subdivision currently pays \$130 for water/sewer/trash
  - Wawwanoka Subdivision currently pays \$110 for sewer and trash, does not include water
  - Raintree Subdivision currently pays \$180 for only water and sewer
- We need to prepare this subdivision for future use of the water and sewer systems.
  - Water
    - We will eventually need to have enough water storage for over 500 people for a minimum of 24 hours in case of a power outage.
    - DNR counts each house @ 3.7 people, so our needs to expand will be determined by that.
    - The current 5000 tank will not be able to keep up.
    - This in turn will require us to have a way of removing waste from our houses during a power outage.
  - Sewer
    - DNR says that over 50 connections to a sewer system require extra tanks, which we currently do not have.
    - Once we expand the water system, we will in turn have to expand the sewer system.
- We had Adam from Utiliworx come to the meeting and explain our current water and sewer systems.
  - He also advised that all current homeowners make sure their sewer/grinder lids are tight, above ground level, and not taking in any extra water from

rain or water run-off, as this is causing extra strain on our sewer processing plant.

- Please do not have any sump pumps running into the floor drains, which will also be adding extra strain to our sewer system.
- The board advises that 5 board positions are coming up for election, at least 4 of those positions will need to be filled by new board members as the current holders of those positions are retiring.
- Security is beginning on April 12<sup>th</sup>, 2025

Thank you to all the homeowners who were able to attend

**The Board went into Closed Session.**

**Motion to adjourn meeting at 2:50pm by Josh Brower, 2<sup>nd</sup> by Greg Davis.**

**Meeting adjourned.**