

2026 Mountainbrook Annual Civic Meeting Minutes

Meeting Date: January 28, 2026 – Hampton Inn SouthPark 6pm
Led by Mark Grow – 2026 Civic President

1. Call to Order 6:10 pm

2. 2026 New Neighbors & Board Members

Mark Grow, Board President, introduced 2026 board members. There are ten proxies, and members present who agreed to these changes.

Mark acknowledges and thanks former board members including Dan Knezevic and Leah Peterson.

3. Social Committee –

This year the social chair role is being broken into individual event chairs for 2026. The four primary events needing chairs will be:

- Easter Egg Hunt
- Spring Fling
- Chili and Mac and Cheese Contest
- Fall Picnic with Catered BBQ and Live Music

Mountainbrook Youth Ambassadors will be available to help with setup, breakdown, and food service of the events. The board will check in on the status of event planning to ensure that each event happens and will cover the planning on the smaller events not listed above unless a neighbor volunteers.

4. SPAN – Rob Aulebach

Rob, a founding board member of SPAN, and a former neighbor in Mountainbrook presented the SPAN update. SPAN is made up of 13 board members and four committees.

- There were 4 rezonings in 2025. More rezonings are anticipated in the coming years.
 - 3 Pending Rezoning Issues: Northwood Ravin – Office conversion to apartments, up to 360 units; The Hines Group – Mixed use, height up to 275'; and Blue Azalea – 14 Townhomes.
- Placemaking projects included the Loop de Loop Artwork by the library, 5k Loop Race, Sidewalk Mural and Park, Park Rd Park Education Center; the Loop, Backlot Trail Connector.
- Symphony Park is being overhauled with new walkways over the water, tiered land for better seating, new bathrooms, a playground and food options. They

hope to break ground on July 4th of 2026 and anticipate construction to take approximately a year.

- Transportation projects.
 - The transportation tax was passed in the last election. 40% to rail, 40% to road and buildings, 20% to buses. The Southpark Skipper has been a successful project and is under consideration for funding by the city with this tax. Over 6,000 people use it a month.
 - Curve on Sharon by the daycare center is getting straightened and they will be adding a median. They dropped the speed limit to 35mph. They anticipate this construction to occur in 2027.

5. Anne Heinig Park – Will Dubiel

Will spoke on behalf of the Anne Heinig Park Board, introduced the purpose and dedication to the park. Donations come through the Civic's annual fundraiser, and private donations.

Will shared the current board members. The park needs a new civic association representative with Leah's departure from the board.

Will has worked hard to convert the Trust to a 501(c)(3), which was completed this year, in order to leverage larger donations as a tax deductible, non-profit organization. They will now be able to apply for some grants as well.

The next major improvement they are fundraising for is the pavilion, as well as the landscaping and staircase in the surrounding area. They have gotten quotes for roughly \$50,000 on this effort and will keep the footprint of the pavilion the same. \$4k was raised at the fall picnic fundraiser for the effort. They plan to host another Park-a-Palooza this spring or summer as another fundraiser.

Norm discussed the financials and its modest scale. They currently have just under \$21k cash on hand. The annual revenue from the civic association drive is roughly \$10-11k. The annual budget is roughly \$5500 for landscaping, insurance, and watershed.

6. Safety Update – Officer Sudimack was unable to attend but sent in an update.

Please lock your cars at night. No major incidences to report.

7. 2025 Year in Review

Spend in review: Landscaping is the largest expense with new irrigation. We redid the landscaping at the Carmel and Mountainbrook entrances and updated the azaleas. The Landscaping expense is expected to decrease in 2026. Utilities increased as well with this water usage in the drought especially.

69% participation of homeowners which is great. We exceeded our goal of \$33,000 grossed from dues in 2025 with a total of \$33,241.

8. Mountainbrook Youth Ambassadors Update – Addison Bullard

Addison is the President of MYA. It has 21 members this year in 6th through 12th grade. Helped at the Fall Festival, and the Chili & Mac and Cheese cook off, as well as completed fundraising efforts and a toy drive.

This year, they will help with the Easter Egg Hunt and do a handful of fundraisers, and a monthly neighborhood park cleanup.

9. 2026 Budget & Initiatives

We will still have a water bill that we didn't have before due to the irrigation, but it should be lower than last year. The cost of food is rising, as well as the neighborhood turnout to these events, so our social budget has taken this into consideration.

Planning for a steady financial year. There aren't any big projects expected.

10. Membership

We have several touchpoints with the Luminary letters, and then the follow up door hangars for those who hadn't yet paid their dues. The door hangars proved to be very successful and will be repeated this year.