

GREYSTONE ASSOCIATION  
BOARD OF DIRECTORS MEETING  
September 21, 2006

*Present:* Al Lyter, Nancy Peplin, Helen Jones, Margo Nolstad, Harold Ramsey, Chris Quinn, Paul Woolverton, Julie Tomlinson, Joe McVerry, Woody Burnette, and Nancy McFarlane

*Absent:* Ian Walsh, Dan Saylor, Bill Cook, and Jeff Smith

*Management:* Matoka Snuggs, Charleston Management

*Homeowners:* Mark Whitney and Nathan Carver. Mark was attending to hear the Lake/Grounds committee report. Nathan attended to modify an architectural request.

*Designation of Quorum:* Quorum met.

*President's Report:* No report.

*Approval of Prior Meeting Minutes:* Prior minutes were approved as corrected.

*Treasurer's Report:* All expenditures were within range.

*Committee Reports*

*Recreation Committee:* Report attached to the minutes. Also, the comm. has opened a \$15k CD at Sun Trust.

*Architectural Committee:* Deck request from Mr. Carver has been the only thing received.

Action Item: Matoka will send letters to two Windsor Woods owners who are doing exterior work to their homes, but have not gotten arch. approval.

*Planning & Zoning :* Health center is set to open in November. Stop light is not yet in at Forum/Lead Mine. The horse farm project will be using Forum as its feeder. The house that is for sale beside Greystone Baptist church has petitioned to change from R4 to R6 Conditional.

*Lake/Grounds:* 1. At the Winchester spillway the heavy equipment is in place. Guins to begin repair this Friday and Saturday. 2. The committee received another bid from an engineer to evaluate the dams/lakes. Al will review however it is quite a bit higher than the first proposal. The City has also expressed that they will be studying the Greystone Lake and Dam. The Board will receive notice of the next meeting related to the project. Al will follow up with engineers to revise their bid excluding Greystone Lake. He will also ask them if they have the City Specs so that they may be integrated with the HOA report. 3. It was decided that since the City may be doing work on the Greystone spillway, the replacement of the bridge floor with Trex would be tabled. 4. The hydrilla at Bakers Lake is still a problem. Matoka to contact Fosters for updated bid to spray. 5. Nancy M. contacted Mrs. Marxen to see if she had a preference for placement of a memorial bench for Merle. She did not, so it was decided it would be placed on Bakers Lake as their home backs up to this lake. Ellen Kinsinger has the money and will send to Matoka. 6. The City greenway was briefly discussed.

Action Items:

1. Matoka to issue work order to replace bad boards on Greystone bridge.
2. Matoka to contact Fosters to update bid on spraying Baker's Lake.

*Signs:* One of the Valley Lake signs will be replaced. The flower bed at the Saw Mill/Lead Mine sign will be redone. Lights will also be installed there. Flowers have been planted at Vestavia, Windsor, and Creedmoor.

*Communications:* Julie will work with Matoka to include next newsletter with the dues notice in early Nov.

*Community Watch:* There is a new Community Watch police officer. Helen has found out that community watch signs are not allowed to be placed on stop signs. Helen reminded any of the Board members who are not a member of the watch and would like to be should email her.

*Management Report:* No further items to report.

*Unfinished Business*

None

*New Business*

The proposed 2007 budget was presented. A motion was made and carried to raise the dues 5% for 2007. The budget will be reviewed at the November meeting.

Charleston Managements revised contract was approved as presented

*Next Meeting* – November 16.

There being no further business the meeting was adjourned at 8:15.