

Greystone Association
Board of Directors Meeting
May 19, 2011

Present: Paul Woolverton, Dan Saylor, Tess King, Nancy Peplin, Gordon Archambault, Betsy Douglass, Colleen Remein, Travis Kraszeski, Al Lyter, & Barbara Dechter

Absent: Mark Whitney, Chris Quinn, Harold Ramsey, Tess King, Travis Kraszeski, and Barbara Dechter

Guest – Mr & Mrs. Ken Kirby -1409 Wensford

Management: Matoka Snuggs, Charleston Management

Designation of Quorum: Met

Homeowners Forum – See Lakes/Grounds

Approval of Prior Minutes: March '11 minutes were approved as written.

President's Report: There will be more discussion this evening regarding the rezoning request on Lead Mine Rd .

Financial Report: Everything was noted to be in order.

Recreation Committee: Pool has passed inspection. Tennis going well.

Architectural Comm.: One Garage and a storage room have been approved

Lakes and Grounds Comm: Dredging of Greystone Lake is complete with the exception of 2 coves. These areas have been placed on hold until it can be determined what are the City and State requirements. Gordon Archambault has met with a State DENR representative to find out what requirements will be needed in the future. In the future, DENR has offered to help review plans in advance and assist with plan of action. Remaining items from dredging done in February/March include smoothing out several areas and reinstalling the railroad ties at the walkway. "Gordon's Road" may need additional work as it has several soft areas.

It was also mentioned the City has completed work at the dam. There are several areas that may need to be addressed as they are very wet.

Other items – There are several stones at the fireplace that may be able to be used at the inlet. Directional signs being investigated to the lakes.

Mr. & Mrs. Kirby from 1409 Wensford Ct. attended to appeal the Board decision not to assist with an erosion problem in front of their home. Dan Saylor further noted the Board is concerned that the HOA should not be responsible for an act of God. Mr. Kirby is going to speak with Danny Bowden from Raleigh's storm water division and report back to the Board. The Board will also check with the State to see what remedy would be allowed (if any).

It was also a general decision that all work in the future for the HOA will have a firm contract in place that notes exact specs related to the work.

Planning and Zoning Comm: Dan Saylor and Paul Woolverton have met with Lamar Bunn, the landscape architect for the retirement area on Lead Mine. Owner has agreed to Greystone's request for storm water control. (See Old Business)

Citizens Area Liaison Comm: No report.

Communication Comm: Next newsletter will be in June.

Management Report – Valley Lakes sign is to be installed next week.

Old Business: Motion was made and accepted that Greystone Association withdraw its opposition to the rezoning petition Z-3-11 provided that the zoning requested is R-20 CUD, and that the petition conditions require that the stormwater runoff rate during construction and post development does not exceed the predevelopment runoff rate for storms up to the 100 year storm.

Al Lyter asked that the motion to relocate one of the bridges on Greystone Lake be revisited. Motion was again tabled until further information can be provided related to actual bid/design/any required approvals, etc.

New Business: Colleen Remein reported on her investigation related to adding signs to paths, accesses, etc. Discussion followed about idea of clearly defining paths around Balers and Winchester Lakes.

Ad hoc committee of Colleen Remein, Betsy Douglass, and Gordon Archambault formed to investigate the trails.

Meeting adjourned at 8:50pm

Next meeting: July 21