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# Greystone Village Voice

## Summer 2000

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870-6454

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847-6511

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1307 Slatestone Court, Carriage Bluffs  
847-2280

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846-2475

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846-6771

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1804 Wedgeland Drive, The Wedges  
848-8993

**Doug Lintelman**, *LakeWatch*  
7001 Twyford Dr., Clandon Forest  
844-1854

**Greystone Swim & Racquet Club**  
1115 Sawmill Rd., P.O. Box 98014  
Raleigh, NC 27624-8014  
848-8554

## PUBLIC MEETING

Sponsored by City of Raleigh Storm water Services  
**DRAINAGE CONDITIONS IN MINE CREEK DRAINAGE BASIN**  
AUGUST 21, 2000 -- 6:00 PM  
LAUREL HILLS COMMUNITY CENTER  
3808 Edwards Mill Road, Raleigh

Increased storm water runoff has caused serious drainage & flooding problems for many Greystone homeowners. As well, increased runoff has caused accelerated silting, erosion & shelving of our lakes & common areas. This is a very important issue for Greystone; one that impacts our community environmentally & economically.

The Raleigh City Council has authorized a study of drainage conditions in the Mine Creek drainage basin of which Greystone is a part. The public meeting is being held to further explain this study & to accept citizen comment on issues which should be addressed in this study. The Greystone Board will be represented at this meeting.

A conceptual plan & report will be prepared at the conclusion of this study, & will be available to the public. This plan will include the location of existing & future potential drainage problems & make recommendations for possible improvements. Once the report is complete (approximately 1 year), property owners in the area of concern may benefit from recommendations contained in this report.

For more info contact Merle Marxen, 847-2952, Ellen Kinsinger, 870-6454 or Veronica L. High, City Project Engineer, 890-3801.

## LAKEWATCH REPORT ...

Want to know where some of your homeowners' dues go? Do you like to relax and watch nature in action? Do you need a good fishing hole to take your children or grandchildren to? Then visit one of our three beautiful neighborhood lakes located off Sawmill: Greystone, Winchester & Bakers Lake. Have a fun-filled afternoon at Winchester Lake's **Paddleboat Extravaganza, August 20<sup>th</sup>, 3:00 to 5:00 pm.**

The LakeWatch groups have been busy installing low fencing to discourage geese populations (around Winchester Lake), preparing plans for repairs to dams & spillways, dealing with erosion issues, scheduling plantings & much more to maintain & improve the lakes & common areas. For further information, or if you are interested in joining a LakeWatch group, please contact Doug Lintelman, 844-1854.

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## FROM THE PRESIDENT ...

This summer has been filled with community spirit. The village of Greystone has always been an active, involved community, but this year has been an exceptional year of volunteer activity. Volunteers are making a huge difference in Greystone. Let's recognize some of their many accomplishments:

- The organization of LakeWatch committees working to halt erosion, deal with the geese population & generally improve our lakes and common areas.
- The successful acquisition of the Greystone Swim & Racquet Club.
- The pool readied for opening, pool memberships increased beyond goals & all that the Recreation Committee has done to maintain & improve the Club for the health, safety & enjoyment of members & homeowners.
- The wonderful socials and events organized for Greystone by the Social subcommittee, including a Yard Sale and Club Opening Day, , Wine Tasting, Luau, Fourth of July, Adult Social & Labor Day parties.
- The website, <http://www.greystonevillage.org/>, launched to boost communication and recognition throughout the community.
- Our kid's physical, mental & spiritual growth encouraged by the Swim and Tennis Team leaders and coaches.
- The thousands of dollars saved on repairs and improvements by the sweat and labor of many skilled homeowners.
- The generous donations of prizes & discounts extended by local businesses.
- The accomplishments of all the unrecognized volunteers in our community helping wherever they're needed.

It's been a great, successful summer for Greystone! We hope you will help us celebrate by attending the **Labor Day party on September 3rd** at the Club (see back page). See you there!

Ellen Kinsinger

## PLANNING A NEW FENCE, ADDITION, SHED, GARAGE OR POOL?

If you are planning on adding any type of permanent structure to or around your house, you need to receive approval from the Architecture Committee BEFORE your project commences. Why? Because, in order to maintain our property values, the Committee is required by the Association Covenants to approve new permanent structures.

Before you add a fence, shed, pool or any permanent structure, please contact Charleston Management for guidelines & request form. It is important that included with the request are drawings showing the dimensions & placement of structures on your lot, as well as (where applicable) a description of the building style, color scheme & building materials to be used. The completed form should be returned to Charleston who will then forward it to the Architectural Committee for review & response within 30 days. The homeowner, at their own expense, will be asked to remove unacceptable structures not approved by the Architecture Committee.

Architecture Committee members are needed. Please contact Charleston Management if you are interested in joining to keep Greystone a beautiful place to live.

Cheryl Yannello, Architecture Committee

## BRIDGE VANDALS CAUGHT

An alert homeowner caught two teenage girls in the act of vandalizing the arched bridge behind the Club. A police report has been filed & Charleston Management has notified the parents requesting reimbursement for the repairs. The bridge has been repaired and reinforced to discourage further vandalism.

## FINANCIAL REPORT

As of June 30, 2000, almost 99% of homeowners have paid this year's assessment. Eleven homeowners have not paid this year's assessment. Six others owe late fees. Delinquent accounts are charged \$10/mo. late fee. Accounts

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**BOARD MEMBERS NEEDED! IF INTERESTED. PLEASE CONTACT CHARLESTON MANAGEMENT.**

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delinquent more than 4 months are referred to our attorney & are charged legal expenses in addition to the annual assessment & late fees.

All expense categories are at or under budget. The pool income & membership are over budget. As of July 6, 2000 the pool income is almost 18% over budget at \$85,865 vs. \$73,000 budget. The pool has 234 memberships vs. 202 in the business plan budget. Memberships are almost twice as many as last year.

The Recreation Area business plan budget includes a loan to cover acquisition expenses, repairs & improvements. The additional pool membership income allowed the pool to cover the acquisition expenses & some of the improvements without a loan. The Recreation Committee is in the process of obtaining a loan to cover the remaining planned Club repairs and improvement.

Paul F. Woolverton, Treasurer

## GATORS GONE?

...and so too the blue striped lizards, field mice, rabbits, snakes, squirrels, turtles, ducks, geese, white cranes, & blue herons that made up the boggy marsh & riverine ecosystem of Greystone Creek & it's lower lake. Gone too are the happy squeals & splashes of children & their families as they played in the safe confines of a neighborhood recreation center nestled amongst the loblolly pine & native Carolina hardwoods surrounding the former Greystone Swim & Racquet Club. In its place now stand high density, multiple family dwellings, paved parking areas, & a strategically placed, well marked, but very abbreviated tree protection area. Chemical construction runoff & accelerated soil erosion from the building phase have hastened the silting & nitrification process of lower Greystone Lake, placing severe environmental stress on an ecosystem just completing the recovery cycle following the original development. The neighborhood children have found other places to go, shopping malls & parking lots, TVs to watch, video games to play. Some will make the trek to another club, by foot or by bike, negotiating the busy & dangerous traffic patterns. Mostly, the children do these things

without their parents. Another swatch torn from the fabric of the American family.

As if from a Dickinsonian dream, we awaken to find not one of these tragic outcomes have come to pass. But victories of this magnitude do not orchestrate themselves. We must appreciate the efforts on our behalf of a goodly number of our friends & neighbors. These good people have worked quietly & very effectively behind the scenes. Mountains of inertia have been moved, seemingly insurmountable obstacles have been overcome, & in the process, the skeptical apathy of a neighborhood has been replaced with the enthusiastic vision of what is possible when communities work together.

Steve Kubicki

## HOLIDAY LUMINARIES



For the past three years, residents of Coldstream & Blufftop Courts have displayed Holiday luminaries on the Sunday before Christmas. This has encouraged neighborhood spirit. If your neighborhood and/or street is interested in joining this effort, & you would like to volunteer, please contact Nancy Peplin at 846-2475 before September 28 when orders are placed.

## MOWING

In order to maintain a uniform appearance for Greystone Village and the public, the Greystone Board has sent letters to homeowners of the properties bordering Sawmill and LeadMine requesting permission to enter upon and mow the back portion of their lots. These homeowners must hold harmless Greystone HOA and the Association reserves the right to discontinue the mowing service at any time. In appreciation of this service, the homeowners are being asked to voluntarily contribute to the cost of mowing. The Board sincerely hopes this ends the dreadful mowing controversy.

**ATTENTION: PARKING ON  
CUL-DE-SAC ISLANDS NOT ALLOWED.  
-- Thank You!**

## Greystone Village Voice

*Committee Co-Chairs:*

*Ellen Kinsinger 870-6454*

*Marge Johnson 848-8063*

The Greystone Village Voice is distributed free to  
Over 1200 Greystone Village homeowners.

Postmaster: send address changes to Charleston  
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Suite 202, Raleigh, NC 27615

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### WELCOME NEW NEIGHBORS!



**Audrey Gardner, The Woods  
The Kaisers, Blufftop**

**Joseph & Kathleen Meyers,  
Carriage Bluffs**

**Melanie & Keith Pearce, Blufftop  
Roy & Faye Southerland**



**NEWSLETTER ARTICLES &  
SUGGESTIONS WELCOME!**

## GREYSTONE Swim & Racquet Club

### Adult Social

Saturday, August 26<sup>th</sup>  
7:00 to 10:00 pm



Food & Drink provided  
Bring appetizer to share  
\$10/person



Sign up at the pool or call Nancy  
Peplin, 846-2475, for more  
information

## GREYSTONE Swim & Racquet Club

### Labor Day Party!

Monday, September 7<sup>th</sup>  
11:00 am to 8:00 pm



Swim & play free all day!  
Enjoy games, prizes & music!  
Meet new friends & neighbors!



Bring a potluck dish to share at 6:00 pm  
Grilled chicken & hotdogs will be available for sale  
RSVP 848-8554 by September 3<sup>rd</sup>