

V. New Business:

- a. Architectural Control Committee: General discussion regarding process and procedures, with BOD recommending the committee consider putting together a “fast-track” process for homeowners who request only minor enhancements or changes, or a point of contact and e-mail/phone call so homeowners can discuss process and requirements prior to submitting form. BOD also requests to be kept informed of any requests and appointed the VP as the Architectural Review Committee Liaison. Leland Hill and Scott Koppel reported the current process is working well. They also agreed that posting Guidelines on the website should assist in clarifying requirements. Committee agrees in some cases an e-mail description of the problem and remedy may be sufficient. Manager will ensure contact (e-mail) for ACC members (Leland Hill and Scott Koppel) will be available via the website.
- b. Mowing Contract: Recommend to stay with current mowing contract within homeowners’ area. For the trail, motion made by Fred Pruitt to establish a three times per year schedule: November, March, and June at the rate of \$150 per mowing, with the understanding that initial clean up may be slightly higher. Mark Olson seconded the motion and all three BOD members agreed. Also, David Cunningham has been made aware that he has the responsibility of maintaining the common area along Lot 28.
- c. Invasive Species: Manager will contact the County Environmental Office regarding Invasive Species and request a site visit with BOD to obtain recommendation/requirements regarding treatment of the Conservation Management Areas.
- d. Dead Trees along perimeter of retention area. No motion made.
- e. Irrigation of Common Area adjacent to Lot 28. Fred Pruitt made a Motion to install a separate water meter for the common area adjacent to Lot 28. (Estimate approx \$900 - \$1600 for meter and hook-up). Laura Butler seconded the motion. The Motion was accepted with Mark Olson abstaining. Once meter is installed, water usage and cost will be monitored for approximately three months to determine the average. This will then be used to determine the figure for reimbursement of water costs to Lot 28 homeowners for the period of December 15, 2016 - meter installation.
- f. Maintenance of the area along 39th Avenue and the Conservation Management Area. No motion made: mowing and upkeep is county responsibility; beautification along this area does not significantly impact the Greystone community as there is ample shrubbery.
- g. Installing perennials rather than annuals along the entry point. Manager will pass this preference along to the landscape contract manager.
- h. Tree removal prohibitions: Removing trees requires a county permit. Builders cannot remove the large trees without county approval. The association has no authority to prohibit removal once permit is granted.

Next Board of Directors Meeting: Thursday, October 12, 2017 at 7:00 pm.

Adjournment – The meeting was adjourned at 8:40 pm.

Minutes taken and respectfully submitted by Mark Olson.