

Graystone Board of Directors Meeting – Thursday, June 18th 2015

- Called to order at 6:30 pm
- In Attendance: Leone, Amy, Linda, Clay, Tony, Nicole, Helen, Rick

Homeowners:

Audrey Miller and Susan from Building T came to discuss the garden project.

- The board determined that Audrey will be allowed to keep her garden in the flower box for this year only.

Susan also reported glass bottles at the pool (from residents in unit 133), children diving at the pool and people not signing in at the pool.

- Suggestion was made to put signs on pool entry ways reminding residents to sign in and the requirement that residents be present with guests utilizing the pool.

Susan brought up storm doors in building T being left open, garbage bins spilling over and extra bagged garbage left out on non-pickup days, motorcycle parked in blocked off/no parking section and building T mailbox and carport numbers, also electronic outlet covers.

Minutes Review:

There were no minutes from the May meeting available for review.

Executive Session:

May Financials:

Rick went over May financials with the board.

Updates Major projects underway or needed:

Car ports will be painted beginning next week. Notices will be posted in the area prior to work being done.

Down payment has been made on chain link fence.

Asphalt will be patched in July.

South siding on building B, R and S is being painted.

New umbrellas purchased for pool area. There is an opportunity to make improvements by replacing tables and chairs in the area along with some chaise lounges.

- Board allowed a maximum of \$4,000 to be used for these improvements.

Declaration Update/Platt Map Status:

Amy received an email from Steve Ingleby 6/6/2015, Bruce Williams called the surveyor (Darin Williams) and is waiting on his reply.

Budget 2015/16:

Rick reviewed the budget with the board.

Annual Meeting arrangements/Sept.:

Meeting is scheduled for September 12th at 10AM.

Nominations are needed to fill positions that will be vacated by Leone and Helen.

- Linda will head the nominations committee.

Audit:

Rick reported that the audit has been set up with Bruce ?? and will take place before the Annual Meeting, however, no fixed date has been set. The results will be ready to share with homeowners at the Annual Meeting in September.

Maintenance Issues:

- Crawlspace/Attic Inspections and walk around report for owners
- Rick reported that people are being notified
- Reserve Study
- Rick indicated Steve is working on this but has no update
- Storage Locker Re-Keying, deadbolt and gate for bldg I
- Rick discussed as part of the May financials