Greystone POA Board Meeting Minutes
11.15.22 at 6:00pm

Call to Order:
This meeting was called to order at 5:59pm.

Attendance: Kate Barker
Tiffany Fendley
Christen Edmonds
Courtney Allen
Jason Holcomb
Susan Berry - Home/Property Owner

Approval of Minutes: Tiffany Fendley motioned to approve the minutes from the annual meeting on November 6, 2022. Jason Holcomb 2nd. All were in favor. Motion passed.

Review of Annual Meeting:
Social Committee:
We have 4 volunteers wanting to start up and serve on the social committee. Christen will reach out to the 4 volunteers to thank them for volunteering to serve. Also, she will ask them to let the board know when they have time to meet and what they are thinking for the first event.

New Business:

Board Positions:
Per our ByLaws, we need to nominate and vote on which board members will serve in what capacity during the next year.

Tiffany asked to serve as President since she was the Vice President/Treasurer her last term. The board voted in agreement that Tiffany should be our president.

Christen chose to stay on as the Secretary, the board decided that Courtney would be the Vice President, Kate asked to be the Treasurer and Jason wanted to continue serving as the At-Large. The board voted in agreement for those positions.

Reimbursements:
Kate purchased the copies for our annual meeting. It was $49.87 for 40 copies of the annual meeting packet and $2.43 for the ballots. These were from Staples and totaled $52.30. Courtney Allen motioned to reimburse Kate for the listed expenses. Jason Holcomb 2nd. Kate Barker abstained. 4 were in favor. Motion passed.

Upcoming Meetings
We will take a hiatus for the holidays and resume in January.
January 8, 2023 @ 4pm.
February 12, 2023 @ 4pm
March 26, 2023 @ 4pm

Public Participation:
Susan Berry:
She brought up the changes to the ByLaws about the open meetings where we were going to add “with prior approval from the board” and asked for it to be changed to “with prior notice to the board”. She understands why we need to have notice but she believes it would be more friendly and open not to say we need approval.

She then brought up the budget and noticed that the budget only breaks down the annual budget but doesn’t break down the project fund. She believes that the project fund should be added as a budget line. That would bring more clarity. She believes that we should take into account the extra $5,000 that we brought in from delinquent accounts before we set the amount for next year’s dues. She suggested that maybe we set the dues less to start off with and if the community does decide to go forward with the lights then we can charge more dues later in the year.

She is concerned about the amount of money that her and husband have invested into the treasury of the POA over the last few years. She stated that if the lighting fund does not work out, that they would like a refund of their dues money.

She also brought the board up to speed on the history of the association.

She also had concerns about the use of an attorney and the amount of demand letters being sent out. She questioned why homeowners received a demand letter and felt like it should have been between the neighbors without an attorney involved. She was told that demand letters were sent from the attorney when property owners failed to respond to emails, phone calls, text messages, and FB messenger messages. Homeowners refused to respond when the board reached out to them.

Adjournment:
Kate Barker made a motion to adjourn the meeting at 7:26pm. Jason Holcomb 2nd. All were in favor. Motion passed.