

Grey Forest Community (GFC) Supervisory Board Meeting Minutes

Date of Meeting: March 1, 2018 Time of Meeting: 6:15 PM

Type of Meeting: Board of Directors Meeting

Place of Meeting: ESD 8 Fire Station
18515 Scenic Loop Road
Grey Forest, Texas 78023

Board Members: Madeline McCloskey
Lynn Tiner
Laurie Hawkins
Kerry McEntire
Kim Verity

Others: Jennifer Nottingham
Phil Howard
Sue Darst
Brenda Reinhard
Trish Terrazas
Zack Fly
Sunshine Baker

Chairperson Madeline McCloskey declared a quorum. The meeting was called to order at 6:17 p.m.

Approval of Minutes

February 8, 2018 - Approved with minor changes, Laurie Hawkins made motion to accept as amended, Kim Verity seconded.

October 5, 2017 - Approved with minor changes, Kim Verity made motion to accept as amended, Laurie Hawkins seconded,

Presentations by Citizens and Visitors

None

Financial Reports

Tabled for April 5th meeting.

Board Member Reports

Brenda Reinhard, Clubhouse Director reported that Ron Reinhard was contacted by the engineering firm regarding the handicapped parking. They advised it was built too narrow by accident so so they will correct by adding 24" concrete to right side and will tie in with steel. Plan had not been drawn up to the correct specs.

Unfinished Business

1. Discuss and act on Zack Fly's Eagle Scout Information Kiosk Project. Zack described kiosk: locked information board, 7 foot long on roof, 5 foot base, picture provided Discussed location options in clubhouse area and decided to meeting following Tuesday to walk area and decide on best location. Discussed timeline as starting March 24th or next Saturday in the event of bad weather. Discussed ensuring the poles are in ground deep enough to make stable. Will used 2 10' x 6" x 4" . Madeline has some extra metal roofing material that she will donate. Vote to approve his design, Lynn Tiner made motion to approve and Kim Verity seconded the motion, passed unanimously.

2. Discuss and act on removal of bamboo on creek. Discussed modifying Laurie Hawkins' original plan of a phased approach and utilize selected weekends in March to clear cut bamboo and then maintain by regular weed eating as needed. Kim Verity and Madeline McCloskey will provide some tools to assist in cutting bamboo. Bubba will give us Carlos on weekends. Got approval from Ralph Pena to bring trailers through on his property to haul out bamboo. Will put in clubhouse field to be chipped. All property

owners on the affected side of the creek are in agreement with project. Will put native grasses and mountain laurel seeds down after clearing. Invite all citizens, consider merit society kids or other school organizations that require volunteer hours. Considered that Mar 24th is the fund raising event for Madla Park so suggested March 10-11, 17-18, 25 9-11:00 Sat and Sun. Motion made to amend Laurie Hawkins' phased approach, Kim Verity 1st, Laurie Hawkins seconded the motion. Passed unanimously.

3. Discuss and act on clubhouse renovation and paint color selection.

Storm proposed a dark green for body, terra cotta doors and window frames for and off white for trim. Will utilize the Tuesday meeting to finalize the paint colors. Brenda Reinhard is power washing rocks that are on bottom of clubhouse. Will utilize the Tuesday meeting to finalize the paint colors. The contractor fixed previously unknown switches to turn on lights and fans. Barn door sliders have been added to kitchen. White shaker cabinets and dark formica proposed. Drains added to kitchen and bathrooms so if any plumbing should accidentally back up it will drain out back. Reusing old material were possible so all matches, White doors will all match. Building a pantry in kitchen. For safety purposes citizens are asked to not go onto construction site. Will add signs and have contractors contact police if unauthorized individual come in. Hot water heater replaced. Reviewed proposed building material (Milano Amber Wilsonart Laminate and PF1403-2MM-52.64 Projectflor Plank flooring). Kim Verity made motion to approve building material, Laurie Hawkins seconded, all approved.

4. Discuss and act on community garden.

Sunshine Baker provided draft ideas, no money to support this till next fiscal year (planning for October 2018 with start date of Jan 2019 for operations). Proposed 50' x 100' fenced community garden, 4 quadrants, 6 per quadrant (total of 24 plots), 1 quadrant will be handicap accessible (raised), \$25 deposit for a plot (waivable), assign even ones first, can keep forever if maintained, each quadrant will have water spigot, rules outlined, as we get closer to October timeframe he will provide better idea of costs and labor involved. Water shutoff consideration for winter freeze event. Can have some flower or other tie in gardens, 2 locked gates, big paths, run parallel to parking area, will have attractive deer fence. Will have section that is ADA compliant. Have tried to establish garden before but never took off, had 20+ residents interested when posted on Nextdoor. Can utilize for butterfly gardens if not enough folks use. Bench, tool shed, compost area. Water conservation will be encouraged and monitored with progressive notice system. Will have guidelines and help available for novice gardeners. In principal all agree and will await future detailed proposal.

5. Discuss and act on clubhouse rentals for commercial purposes.

Discussed request for clubhouse by a resident to use for teaching meditation on a regular basis with anyone in community welcome. Discussed needing guidelines to include frequent renters, profit generations, consideration of city ordinances, what is considered educational, etc. Consider raising clubhouse fee for fee based events to utilize for further clubhouse maintenance or improvements.

Discussion tabled to allow Lynn Tiner to research other small communities (such as Boerne and Fredericksburg) to see how they handle community centers. He will bring information back to the board for further discussion.

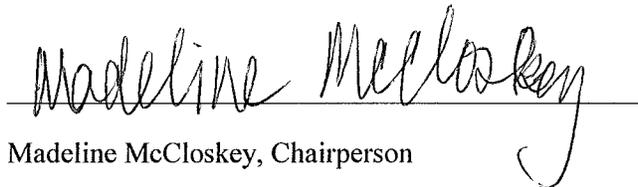
Other events coming up included the May 5th city election, May 26th primary runoffs. Can use city hall for elections while clubhouse under renovation. Plan for grand opening before to renting out.

6. Discuss and act on Easter egg hunt event.

Jennifer Nottingham advised all is arranged. It will be the Saturday before Easter weekend, 3/24 from 1:00-3:00 p.m. Eggs, prizes and games provide by fire association. Grounds booked. Will ensure no baseball teams are utilizing that timeframe.

Minutes documented by Trish Terrazas

Minutes approved as written on April 5, 2018.

A handwritten signature in cursive script that reads "Madeline McCloskey". The signature is written over a horizontal line.

Madeline McCloskey, Chairperson