

Graysland Homeowners Association Zoom Meeting November 9<sup>th</sup>, 2022, at 6:30pm

Present: Jamie McMillan, Nicole Sutter, Rachel Fenwick, Robyn McNerney, Mike Harvey, Paul Mindel

1. Budget – At present there is \$33,526.98 in the GHOA account. Four homeowners have not paid their 2022 assessment.

2. Election ballot for new GHOA committee member – Tegan Hendricks and Karen Weisser are both on the ballot. Voting ends Dec. 14<sup>th</sup>. Winner will be announced on GHOA's FB page and GHOA website by end of Dec. and will also be announced at the 2023 Feb. 8<sup>th</sup> GHOA Mtg.

4. Signage for 3 pedestrian easements to Outlot No. 2 Private Park Many homeowners have no idea how to access the woods and the Outlot #2 Park. There is a boulder at the east entrance to the common woods. A boulder will be placed at the SE pedestrian easement one house east of Graysland West on the North side of Lone Oak Lane and another placed at the corner of Graysland West across from Kristen Court. The cost will be about \$280.00 for both. They will be delivered to the spot we decide upon. No upkeep at all and a simple 'marker' to help all homeowners find the north and south entrances to the Outlot No. 2 Private Park.

5. Graysland Homeowners Directory 2022 – 77 homes signed up to be in the directory and either had it emailed to them or was delivered by Mary and Kent Granberg. A big thank you to the Granbergs for all the work they did in getting the GHOA 2022 Directory out!

6. Neighborhood Watch - Karen Weisser and Kent Granberg are our NW Co-Captains. An informational letter was sent out with the ballots explaining how we can all help one another by being aware of what is going on in Graysland.

7. Wetland #4 – Homeowners Mr. Paul Mindel and Mr. Mike Harvey have suggested what they would like to see done to the west end of Wetland #4. They believe there is too much algae in the water along with a lot of Buckthorn and undergrowth around the water's edge which should be removed because they feel the area looks horrible. They paid a company to come out to provide an initial review of the Wetland #4 pond conditions. That gentleman offered the only viable solution which would be to dredge the pond to remove the muck and increase the

depth of the area which would be expensive. Another suggestion made by Mr. Mindel was to ask the Village to undertake this work since the Wetland #4 pond serves the purpose of retaining storm water during rain events. He also suggested we contact the DNR to visit the pond to provide what can and cannot be done in the Wetland #4 area. Robyn reiterated that to have the DNR involved in this matter would be lengthy and possibly costly for GHOA.

Before the GHOA meeting Rachel asked Brian Wagner from M&M Tree Service, a Certified Arborist to give us his opinion about wetland #4. He visited the site and then stated the Wetland #4 area would never be a 'picturesque' pond since it is a drainage and overflow area that helps control water runoff. It would cost tens of thousands of dollars to make it into a 'pond' which would still be dried up half of the time. He felt the wild animals that are presently living in and around the wetland already have a good area in which to thrive. Mr. Wagner did agree that Buckthorn is a concern and will continue to expand around the wetland and spread into the Outlot #2 Park. He said native species should be left alone because their root mass around the area helps to shore up the shoreline and hold soil in place.

Rachel had contacted Marty Dillenberg from the Waukesha County DNR as to what exactly could be done in Wetland #4. In summary, he stated that a permit needed to be requested and then only certain things could be done in that area. Such as Buckthorn could be removed. An aerator should not be used in Wetland #4 because it would disturb the silt on the bottom of the water.

Rachel also spoke with Jacob Maas who is a Menomonee Falls Village Planner and Zoning Administrator. Mr. Mass shared that a permit would be required from the DNR. If any chemicals were to be used in the water, the DNR must advertise in a local paper to notify homeowners in case they had any objections. That advertisement would have to be put out into the community every year. He suggested the GHOA have an engineering firm come out and delineate exactly where the wetlands are located and that would cost a few thousand dollars. That report would then be submitted to the DNR for their perusal.

Nicole offered to contact the DNR and have a representative come out to share information on what can and cannot be removed in this wetland. She would also investigate the cost of having all 7 of our wetlands in Graysland delineated.

Mike Harvey asked what fertilizer/weed control is used on the Outlot #2 Park. He was concerned those items may be bad for the Wetland #4. Only a weed killer is used on the Outlot #2 park, but no fertilizer.

The Wetland #4 issue was tabled until the next meeting in February 2023, to gain more information as to what can and cannot be done in that area.

Meeting was adjourned at 8:40pm

Respectfully submitted by Rachel Fenwick