



Gilchrist Owners Association

P.O. Box 862
Gilchrist, Oregon 97737

Minutes

Open Board Meeting September 17, 2015

1. **Call to Order** By Devin Harris at 5:35pm
Board members present: Devin Harris, Kevin Larson, and Echo Murray. Bill Perry absent,
2. **Reading and Approval of the August Meeting Minutes:** Kerry Wilson motion to accept minutes, Devin Harris 2nd, motion passed.
No changes. Minutes Approved.

3. **Reading and Approval of the Treasurer's Report**
Review check register, bills paid and initialized, monies received: Devin
Beginning Balance 8-19-2015 \$ 35,868.93
Deposits: \$ 1,456.44
Withdrawals: \$ 659.48
Ending Balance 9-10-2015: \$ 36,665.89

Approximately 80+% of dues are paid.

4. **Introduction of Guests: No Guests**
5. **Committee Reports:**

No ARC requests.

Roads Committee: No quote from Walker Range on clearance project. He is waiting for the GOA to provide specifics on job. RD also says this is the year for a snow removal bid.

Management Report: No answers to letters previously written.
Letter was sent to property owner about log truck parking on side of Hillcrest Street.
No letter sent to the property owner with the blue tarp showing in the back yard.
More discussion was held about ARC responsibility and guidelines. Develop reporting procedures for ARC.

Report on meeting with Earl Perry, Klamath County Code Enforcement
Discussion was held about Kerry, Kevin and Echo's meeting with Klamath County Code Enforcement officer. Earl mentioned that the issues we are talking about fall under the Life and Health Safety Issues under Klamath County. Earl provided some Klamath County code for us to review and use. He said that the GOA Board could be held accountable for these issues if we don't mitigate. Might possibly need to hire a surveyor to find road easements. There are height and set backs are article 62 of the Klamath County code. Vision clearance is under 62.060, 401.202(lh) (h) is tree issues we discussed with him. Earl referenced a different height for clearance between tree branches and streets. He said 16 feet is the KC requirement. Talks about specific nuisances which Earl recommended the GOA look to adopt.
Article 64 64.030 (D) discusses fences, walls and screenings
Earl said anything under 200 S/F does not require a permit through Klamath County. The ARC needs to request an engineering report on garages etc. An engineering report specifies wind and snow loads etc.

6. **Correspondence: No Report**

7. **Unfinished Business (actions Items):**

a no report

b No report in regards to a meeting with Vic Russell

c. Kerry will ask Mathew Sehauber/Sehawver???? for an impartial consultation about our road system. That way we can plan short and long range goals.

d. Report under meeting notes with Klamath County Code Enforcement Officer

e. Devin reported on his findings so far with Midstate Electric on the street lights. Ongoing discussion with them and Devin. Devin said a Jeanette is checking into this further for us. She will contact Devin.

f. Reviewed 2014 annual meeting minutes. Finalized meeting agenda, reviewed actual ledger and 2015-2016 proposed budget. Changed accomplishment report to proposed projects for coming year. Assigned duties to board members.

g. no purchase yet

h. no report?

8. **New Business:**

Paving project research. Check with Washington Federal about what the penalty would be for withdrawing funds out of our CD and if they might be will to finance our paving project.

Motion to write check for \$ 6,000.00 for deposit into the CD. Devin motioned, Kerry W 2nd, M/P.

9. **Adjourn:** Motion Kerry, 2nd by Kevin, motion passed. Meeting adjourned at 8:13pm

Annual Board Meeting: September 19th at 7pm. Gilchrist Banquet Room.

Next meeting October 22nd, at 5:30pm. Location Walker Range

ENM