

Gilchrist Owners Association

Minutes

Open Board Meeting February 22nd, 2019

1. **Call to Order:** By President Kevin Larson at 5:03 pm

Present: Kevin Larson, Denny Larios, Mel Lucky, Doug Dubisar, John Driscoll, and Willetta Harris (Admin).

2. **Reading and Approval of the November Meeting Minutes:** The minutes were reviewed. Denny Larios made a motion to accept the minutes as submitted. Mel Lucky seconded the motion. The motion carried with a unanimous Aye vote.
3. **Reading and Approval of the Treasurer's Report:** Approved as read. John Driscoll made a motion to accept the minutes as submitted. Denny Larios seconded the motion. The motion carried with a unanimous Aye vote. Check register reviewed, bills paid, and bill statements were initialed discussed.
4. **Guests:** None.
5. **Committee Reports:**
Management Report: Nothing new. See unfinished business.
ARC (Architectural Review Committee): Nothing new. See unfinished business.
Roads Committee: Nothing new. See unfinished business.
6. **Correspondence:**
a. No response received from a return email sent to an owner.
b. Letter from a homeowner pertaining to metal shed. Denny Larios reported that the property is zoned residential/commercial (this property is zoned commercial). In consequence thereof structures such as the metal shed cannot exceed 120 square feet without County permit. The owner claims it is a temporary structure and will be moved after snow is gone. Kevin Larson will check with the lawyer regarding the status of the property and if its status makes it subject to the CC&Rs that apply to Gilchrist's other residential structures.
7. **Unfinished Business**
a. Garbage Cans and Cars on streets: Lawyer stated that we can send out letters to individuals who habitually leave garbage cans on the street. John C. Driscoll will conduct weekly Sunday afternoon inspections for cars and garbage cans left on the streets. Awaiting a response from the lawyer regarding fines/ticketing.
b. Denny Larios will continue working to arrange sanding of Gilchrist's streets
c. Readdressing collection of dues in arrears. Kevin Larson will check with the lawyer regarding foreclosure proceeding on the property.
8. **New Business**
a. No Trespassing Signs on property located at the corner of Manzanita and Albert: Kevin Larson will discuss the signs with the occupants of the property. The signs are located on a common area where snow is deposited.
b. Stop Sign at intersection of Mississippi and Rhododendron. The current one has been toppled – probably by snow removal. John C. Driscoll moved we replace the stop sign's pole and make necessary

repairs needed for its reinstallation. Kevin Larson seconded the motion. The motion carried by a unanimous vote of all board members.

c. Training for Owner Association Board Members. Training will take place in Salem on March 20th and later dates to. An interest was expressed in all board members in attending this training. Mel Lucky moved Willetta attend the training scheduled in Salem on March 20th. John C. Driscoll seconded the motion. The motion carried by a unanimous vote of all board members. Willetta will arrange for herself to attend the training. The GOA will reimburse her for her expenses.

9. **Next Meeting time/date: April 12th, 5:00 pm at Crescent RFPD Admin Building**

10. **Meeting adjourned at 6:11 pm.**