

GOA  
P.O. Box 862  
Gilchrist, Oregon 97737

Email  
[Gilchristhomeowners@gmail.com](mailto:Gilchristhomeowners@gmail.com)

Website  
GilchristHOA.com



# Gilchrist Owners Association

P.O. Box 862  
Gilchrist, Oregon 97737

July 15, 2022

Meeting Minutes: Meeting brought to order by Echo Murray, Acting President at 17:35pm.

Board members present: Bruce Reed, Mary Dutcher, Susan Pyle, Mel Luckie and Echo Murray and RD Buell. Absent: Kerry Wilson

Assistant to the Board: Wiletta Harris, Absent

**June Minutes:** Echo had sent out draft minutes for review. Motion to accept by: Sussan Pyle, 2<sup>nd</sup> by Bruce Reed, motion passed. Yes  No

**Ratification of Minutes:** (check which applies) **Accepted as read ( )** **Corrections Made (X)**

## Treasurer's report:

Checking Balance as of 6/11/2022	\$ 13,724.56
Deposits	\$ 15,675.60
Withdrawals	\$ 292.00
Ending Balance 6/17/2022	\$ 29,108.16

Motion to accept treasurers report made by Susan Pile, 2<sup>nd</sup> by Bruce Reed, motion passed

Dues approximately 50% paid.

1 owner paid in full after receiving notice of collections

CD Balance \$ 166,643.84, current % is \$0.4 and it's a 13/month CD. Expires 9-13-2022.

## Correspondence:

Donna Corbit, Complaint

Robin Mayfield, Complaint

Carina Rosterolla, Yard Concerns

Benham Falls. Bruce will continue work on the Benham Falls crack sealing.

Vial Fotheringham, Mike Vial GOA Attorney 9HB2534 response and Signs complaint. Echo will draft a policy for attorney and Board review regarding sign complaint.

## Committee Reports:

**ARC:** Window update approved on Rainbow Circle

**Roads:** Tabled tree trimming until after Fire Season.

## Ongoing Business: Reports:

### Sanitary District: Bruce & Susan

Sanitary District: Bruce reported from their last meeting.

Bruce Reed and Susan Pyle were made GOA Board liaison. They will continue attending meetings.

### Fire Hydrants:

Mel reported previous findings on Gilchrist hydrants. GOA has a certification letter from Gilchrist Water dated February 2018 that hydrants are functioning. Mel motioned that the GOA should adopt a 5-year certification process. Susan Pyle 2<sup>nd</sup> motion. M/P. Next certification request will be February 2023. Echo reported that she had talked to Eric Watkins about the hydrants, and he mentioned that all but one is functioning (Gilchrist Theatre). He is actively working to acquire parts from a water company in Bend. Parts are hard to come by due to our hydrants age. Mel researched hydrant colors and what that meant. NFPA (National Fire Protection Association) 291 recommendation:

Red	500 GPM or less
Orange	500-999 GPM
Green	1000-1499 GPM
Blue	1500+ GPM

### Oregon Law: Bylaws', CCR's and Policy reviews for non-discriminatory language etc.

Echo reported Mike Vials comments. RD motioned for Echo to continue working with our attorney on HB2534 certification. V-F said average cost is \$700-1200 for attorney review. If major issue, costs could increase but it's something we are required to do.

Roberts Rule of Order books: In progress. Wiletta will order

### Bank Signatures:

Wiletta will get bank signatures setup at our bank. Checking account signers will be Echo Murray (Acting President & Secretary), Mel Luckie (Treasurer), Susan Pyle (Vice President), Bruce Reed (Board Member), Kerry Wilson (Board Member), Mary Dutcher (Board Member), RD Buell (Board Member).

### New Business:

Motion to have Mary Dutcher conduct town drive throughs. Echo 2<sup>nd</sup>, M/P. She will report to the board monthly.

Wiletta brought up that the GOA printer is having issues. She gave two options fixing or purchasing new. Board opted to have Wiletta repair.

Bruce Reed nominated to become President, and Echo will continue as Secretary.

Motion was made by Bruce Reed, to develop a welcome packet and a method to communicate with new owners outlining protocols to contact the board, meeting minutes, and GOA business information etc. 2<sup>nd</sup> by Susan Pyle, M/P. Committee taking this on is RD, Mary, Kevin Larson, and Echo. Susan Pyle volunteered to review.

**Next Meeting:** August 19, 2022, at 5:30pm. Location will be Walker Range office in Crescent.

Motion to adjourn meeting by Mel Luckie, 2<sup>nd</sup> by Susan Pyle, motion passed. Adjourned at 1930pm.

Respectively Submitted.  
Echo Murray, Secretary  
Acting President

CC:  
File  
Board Members  
Assistant to the Board