

AUGUST 24,2017
GABRIEL COMMONS ASSOCIATION
BOARD MEETING

PLEASE NOTE: THE NEXT MEETING WILL BE TUESDAY, SEPTEMBER
26TH AT THE HILLSDALE LIBRARY

- The meeting was called to order at the Hillsdale Library. A quorum was established with Board members Chuck Ensign, Joel Glick, George Walker and Larry Drury present. Owners present were Nancy Cartwright, Dianne Day and Charles Duncombe. The minutes of the August meeting were approved.
- Homeowners' Forum - Charles Duncombe asked to be reimbursed for expenses for web site maintenance. Joel will take care of the reimbursement and maintain the website in the future.
- Committee Reports:
 - Landscape - Nancy Cartwright - landscaping is on schedule
 - Maintenace - Larry presented Rick Gassner's (Mr. Maintenance) report. There are three items slated for replacement. Major projects this fall include replacement of two decks and a firebox. A rough draft of criteria for deck replacement was also presented.
- Social - The informal pool gatherings had a nicer number of attendees early on with attendance gradually tapering off.
- Governing Document Review - continuing to work on by-laws.
- Reserve Committee - no update
- Pool - Joel reported for Emily that there are a lot of volunteers and pool usage is up.
- Old Business:
 - Envelope Replacement - Larry reported the CERTA scope of work and an initial bid for residing have been obtained.
 - Seismic Updgrade - Chuck is obtaining bids.
- Financial - Kay stated that she is on track to bring financials in house by October 1. Residents will recieve instructions in September on how to make future HOA payments. HOA funds will be at Umpqua Bank.

- **New Business:**
Heat Pumps - Chuck presented a draft resolution regarding installation of heat pumps.
Gabriel Commons Assessment Fee - Chuck is developing a draft for presentation to the owners. This is common with other complexes.
- Meeting was adjourned at 7:15 p.m.
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