

Ironwood Homeowners Association Monthly Meeting  
June 13, 2023

Meeting called to order at 7:00 PM by President David Brown

**Board Members Present:** JoEllen Bahnsen (JB), David Brown (DB), Mel Brown (MB), Linda Rheeling (LR), Susan Parrent (SP) and Jeff Woodall (JW).

**Residents Present:** Two residents were present

**Resident's Comments and Concerns:**

- \*\*\*\* \*\*\*\*\* attended the meeting for approval of a fence installation. Detailed plans were submitted by \*\*\*\* thru email and presented to the Board. The property is not on the golf course. Motion was made by MB and seconded by JB to approve the fence - fence must be installed by 1 year from approval (expires 6/13/2024). Motion passes 4-2. 4 for (JW, MB, DB, JB). 2 against (SP, LR).

**President's Report – David Brown**

Sent letter to \*\*\*\* Ironwood regarding the approval of their fence request by the Board at the May 9th meeting.

Completed an email motion (Palmgren/Brown) to approve having LKM plant a replacement evergreen at a cost of \$550.00. Motion was agreed to by all Board members.

Received and distributed to other Board members a request to install a fence at \*\*\*\* Foxwood.

Sent letters to two residents whose email addresses are no longer working asking them to provide a working email address if they wish to continue getting information from the Association via email.

Responded to resident at \*\*\*\* Bramblewood regarding the installation of privacy panels around his patio. Suggested resident attend the June 13th Board meeting to answer questions.

**Vice President's Report – Linda Rheeling**

None.

### **Secretary's Report – Jeff Woodall**

The minutes of the May 9, 2023 Board meeting were presented. Motion was made for correction to minutes (residents concerns wording for approval of fence, and add who voted for and against for the fence at \*\*\*\* Claremont) - LR. Motion was seconded to approve the corrections to the meeting minutes – SP. Motion passed 6-0.

### **Treasurer's Report – JoEllen Bahnsen**

Reported income of \$377.35 and expenditures of \$3,257.15 in the past month. Ending balance of \$21,561.60.

8 residents have not yet paid their 2023 dues.

The Treasurer's report was received and filed.

### **Beautification Report – Keith Palmgren**

LKM planted the new evergreen on the west berm this past week, which we approved from last month's meeting. Additionally, I have ordered watering for two days a week on the new plantings for a couple of weeks.

### **Communications Report – Mel Brown**

Mel indicated that the website usage report was on the back of agenda.

The June 1st newsletter was sent to all residents.

The next newsletter will be published on September 1<sup>st</sup>.

### **Covenants Report - Susan Parrent**

Old

- \*\*\* Whispering Pines. Debris was cleaned up on their property.
- \*\*\*\* Towanda. Shed and wood fence removed.
- \*\*\*\* Ironwood. Removed pet fence.
- \*\*\*\* Asbury. RV parked for 3 weeks. Neighbor reported later it had been removed June 2nd.

New

- \*\*\*\* Berkshire Gardens. Fence was approved for the in-ground pool, however there is no in-ground pool. An above ground pool has been set up. Followup will be sent.
- \*\*\* Ironwood. Above ground pool is or has been installed. Town to follow up.
- \*\*\*\* Foxwood. Trailer / Above ground pool. Followup will be sent on trailer. Town will be contacted about the above ground pool.
- \*\*\* Whispering Pines. Boat in driveway. Friendly reminder to be sent.

- \*\*\*\* Towanda. Flatbed trailer parked next to house. Letter to be sent.
- \*\*\*\* Haverhill. Yard maintenance overgrown thistles. Letter to be sent.

Resident told Susan how appreciative they are with the Board's involvement in informing residents of the covenants.

### **Newcomers Report** – Linda Rheeling

Chris Knight will be discussing this with Linda on chairing the Newcomers committee.

### **Old Business**

Shed Updates.

- \*\*\*\*\*. The covenants state the Board can recoup attorney costs. The Board discussed and decided not to pursue the shed concerns at this time and send the HOA attorney bills to the \*\*\*\*\*.
- \*\*\*\* and \*\*\*\* Haverhill. Sheds are still present. Discussed next steps.
- \*\*\*\* Haverhill. Shed removed.

### **New Business**

Realtor Letter - Tabled until next meeting.

ARB Form - JB will review and look at creating a form for the owners to complete requests for Board approvals (IE - Fence).

**Adjournment.** Motion made and seconded (SP/LR) to adjourn at 9:00 PM. Motion passed 6-0.

Next Board meeting will be July 11th, at 7:00 PM