

Ironwood Homeowners Association Board Meeting Minutes

February 11, 2025 6:30 pm

Call to Order at 6:36 pm. Present: JoEllen Bahnsen (JB), Mel Brown (MBr), Merritt Burns (MBu), Keith Palmgren (KP), Linda Rheeling (LR) (via telephone), Jeff Woodall (JW) and Suzann Reid (SR). In addition, Vishal Midha was present for the website demonstration.

Website Demonstration from Vishal Midha. Vishal Midha walked through the draft website indicating content options, access/approval options, and security protections to modify information. The Board will have further discussions on the topic.

Resident's Comments and Concerns - None.

President's Report: - Jeff Woodall

1906 Haverhill. The shed agreement has not been signed by the owners. The Town of Normal was contacted to discuss the situation. They will review and get back to the Board.

1312 Ironwood. Owner requested a play fence in the backyard for their dog. Board reviewed the request from the owner and it was not approved. NOTE: September 24, 1997: The Ironwood Homeowners Association Board of Directors adopted the following regulation – “No exterior pet cages, pet houses or pet enclosures of any kind will be permitted.” Also, fences are not allowed on the lake.

Corporate Transparency Act. The attorney completed and successfully filed the form with the government.

Transition. Jeff/Merritt/Susan met to transition the Covenants information on who does what and the process of how it works today.

Secretary's Report:

- Approval of Jan. 14, 2025 Board minutes, as amended. JB motioned, seconded by MB. Approved 7-0.

Treasurer's Report: JoEllen Bahnsen

- Beginning balance of \$18,824.04. After payment of expenses, ending balance of \$22,253.64. Considering moving more funds to a CD.

Beautification Report - Keith Palmgren

- Nothing to report.

Communications Report - Mel Brown

- March Newsletter is in process.

Covenants Report - Merritt Burns

1106 Asbury	XXXXX. Email from new resident moving in December and asking about sheds. Email was sent and no reply.
1312 Ironwood	XXXXX - Email sent to JW about installation of a “dog play fence.” The Covenants Chair shared that the HOA had established regulations under which, “No exterior pet cages, pet houses or pet enclosures of any kind will be permitted.”

Newcomers - Linda Rheeling

- Nothing to report

Old Business

- Heat Map. Board members appreciate the map and it will be updated to reflect where homes abut the lakes.
- Northridge medians – still under consideration.
- Records retention – still under consideration.
- Corporate Transparency Act – filing has been made.

New Business

- 2025 audit – no discrepancies noted. MBr to bring report in March.

Adjournment at 8:28 pm. Motioned by LR seconded by SR. Approved 7-0.

Next Board meeting will be on Tuesday, March 11 at 6:30 pm at the Ironwood Golf Course clubhouse.