Ironwood Homeowners Association Board Meeting Minutes
September 15, 2026
6:00 PM

- Call to Order at 6:04
  - Board Members Present: JoEllen Bahnsen(JB), Mel Brown (MB), Susan Parrent (SP), Michael Weiland (MW), Jeff Woodall (JW), and Suzann Reid (SR).

    Homeowner Present: Tad Lucas

- Resident's Comments and Concerns
  - XXXX Haverhill (Shed)
    - Discussion with homeowner regarding shed. Homeowner to provide additional information.

- President's Report: Jeff Woodall -
  - The President thanked all for their service and the Board returned the appreciation to the President.

- Vice President's Report - Susan Parrent
  - The Vice President shared information regarding a new state law on ebikes/scooters, road closures in Uptown Normal beginning Sept. 21, and a general awareness that use of golf carts/scooters/ebikes on the roads has increased.

- Secretary's Report: Suzann Reid
  - Approval of August 11 minutes, as amended. Motion by JB and seconded by SP. Approved 6-0.

- Treasurer's Report: JoEllen Bahnsen

  Beginning balance in checking account as of August 11, 2026 was $3,996.65

  Total deposits of $8,173.05 (comprised of dues payments, capital credit from Corn Belt, and a matured CD).

  Expenses paid totaled $2,095.93 (LKM and Corn Belt).

  Ending balance in checking account as of September 15 is $10,073.77.

  Balance of CDs as of September 15 , 2026 of $17,738.77.

  (2 of 3 CDs being held matured and $7,500 plus earnings were deposited into the checking account. The remaining $7,500 was used to purchase a new CD.)

  Total checking + CDs as of September 15, 2026 = $27,812.54.

  As of September 15, 2026, 574 homeowners have paid dues; 10 are remaining.

- Beautification Report - Jeff Woodall

- Keith Palmgren (KP) and MB trimmed trees on Northridge Estates.
- KP and JW will again ask the Town as to ownership/ responsibility for the medians and their trees.

- Communications Report - Mel Brown
  - Website Analytics Report for August was sent in advance. Nothing unusual to note.
  - Discussion regarding the status of the person assisting with website.
  - No feedback regarding September newsletter.

- Covenants Report - Mike Weiland

  - XXXX Ironwood (Pool)
    - Dirt near the pool has been removed.
  - XXXX Tamarack (Trailer)
    - The Town is working with the homeowner. However, the situation has continued to be problematic.
  - XXXX Foxwood (Fence)
    - This will continue to be monitored.
  - XXXX Quail Run (Pool)
    - Above-ground pool built. No fence to be concerned with.
  - XXXX Foxwood (vehicle)
    - This will continue to be monitored.
  - XXXX Asbury (Fence)
    - Homeowner submitted information regarding a fence. Plans are in compliance with Guidelines. Motion to approve by MW and seconded by MB. Approved 6-0.
  - XXXX Tamarack (yard)
    - Yard upkeep has improved. This will continue to be monitored.
  - XXXX Windsage (trailer, bins, yard)
    - MW to send letter.
  - XXXX Windsage (bins)
    - MW to send letter.
  - XXXX Haverhill (shed)
    - Discussed.
  - XXXX Claremont (Rebuild)
    - Lot has been sold.
  - XXX Ironwood (Storage Container)
    - Storage container has been removed.
  - XXXX Berkshire (fence)
    - Homeowner appears to be replacing a fence. Plans have not been submitted.
  - XXXX Berkshire (fence)
    - Homeowner was provided information about fences.
  - XXXX Haverhill
    - Homeowner was provided information about fences.

- Solar Panels (Berkshire and Haverhill)
    - Justin O'Neil from the Town of Normal's inspection department is addressing the situations with the homeowners.

- Newcomers
    - Welcome baskets were provided to 3 new homeowners: XXXX Berkshire, XXXX Deer Cove, and XXXX Quail Run.

- New Business
    - None

- Old Business
    - HOAs - IL Legislation Changes for Jan 2027. This was determined to be inapplicable.
    - Medians / Trees - No update
    - IHOA Records Retention - No update.

- Adjournment
    - SR moved to adjourn the meeting at 7:58 pm. MW seconded the motion. Approved 6-0.

Next Board meeting will be on Tuesday, October 13, at the Ironwood Golf Course Clubhouse, 6 pm.