

**MINUTES OF THE  
IRONWOOD OWNERS ASSOCIATION X  
BOARD OF DIRECTORS MEETING**

**DATE:** March 19, 2009

**PLACE:** Desert Resort Management

**PRESENT (4):**

Jim Ray, President  
Sharry Berry, V. President  
Ellie McCarron, Secretary  
Virginia Sigman – Director

**ABSENT (1)**

David Haddad, Treasurer

**ALSO PRESENT:**

Nancy Parkinson representing Desert Resort Management

**CALL TO ORDER**

Jim Ray, President, after verifying that a quorum was present called the meeting to order at 1:00 P.M.

**OPEN FORUM**

There were no homeowners present at this time.

**CONSENT AGENDA**

Minutes:

Discussion was held on the minutes of February 19, 2009.

**M/S/C** *Upon a motion made and seconded, the Board resolved to approve the February 19, 2009 Board minutes as presented. Motion carried.*

Financials

Discussion was held on the February 28, 2009 financials.

**M/S/C** *Upon a motion made and seconded, the Board resolved to approve the February 28, 2009 financials as submitted. Motion carried.*

Ms. Parkinson stated that an error had been made when calculating the assessment number per unit for 2009. The assessments being collected are \$575 per unit and should have been \$570 per unit. The Board discussed and decided that the extra funds being collected should be used as a contingency fund.

Actions without a Meeting:

None at this time.

**OLD BUSINESS**

The Action list and Service Order list were reviewed and approved to file.

Driveways

Discussion was held on the proposals submitted by National Paving, Asphalt MDs and AMS Paving for the driveways.

**M/S/C** *Upon a motion made, seconded and carried the Board resolved to approve the proposal from AMS Paving not to exceed \$95,280. Discussion was held. Management is to approach AMS Paving to see if they will reduce this cost in any way. Also, management is to approach ICA and see if the Ironwood X driveways can be "piggy-backed" on to the ICA*

*street program for 2009.*

Restated CC&Rs & Bylaws

At this time the restated documents have been submitted to the Court by Guralnick & Gilliland, the Association's legal counsel.

Roofs

It appears from the 2008 Reserve Study that there are sixteen roofs in which the warranty is up on the seal coating. Management will follow up to find out if these sixteen roofs need to be recoated now. If not, when they will need to be done; and if they do, a proposal will be requested from Western Pacific Roofing.

Painting Program

The Board has decided to table the painting program until September and review it again at that time.

Utility Doors

The replacement and repair of the utility doors has been tabled until September and will be reviewed again at that time.

VGBS Act

The Board reviewed the proposals submitted by Kent Westfall Plastering, The Leak Detectors, and Hire Standards Pool Construction. Management is to obtain a cost to plaster pools A and C from Hire Standards Pool Construction. If the costs fit in with the Reserve funds, the Board will award the contract to Hire Standards Pool Construction at their April meeting.

Ponds

After discussion the Board asked that management contact Hire Standards Pool Construction for a cost to completely remove and replace the remaining pond on Irontree.

**NEW BUSINESS**

Western Pacific Roofing – Annual Maintenance contract

Discussion was held on the need for the annual roof maintenance contract.

*M/S/C Upon a motion made, seconded, and carried the Board resolved to approve the Annual Roofing Maintenance Contract with Western Pacific Roofing. Jim Ray was opposed.*

Edison Rate Hike

The Board discussed the upcoming rate hike by Southern California Edison and the impact to the 2009 budget.

Recycle bins

Ms. Sigman mentioned that homeowners living in Ironwood 2 had been seen bringing their recyclables over and filling up the recycle containers in Ironwood 10. Notice will be sent to the Ironwood 2 Board.

**COMMITTEES**

Architectural:

73-497 Foxtail – Sigman – the Architectural Committee reviewed the Sigman application to enlarge their front window by 8".

*M/S/C Upon a motion made, seconded and carried the Board resolved to approve the recommendations of the Architectural Committee and approve the larger window for 73-497 Foxtail.*

**CORRESPONDENCE**

The correspondence was reviewed and accepted to file.

**ANNUAL MEETING**

The Board discussed who would be the Inspector of Elections for the 2009 Annual Meeting.

**M/S/C**        *Upon a motion made, seconded and carried the Board resolved to approve Desert Resort Management as the Inspector of Elections for the April 23, 2009 Annual Meeting.*

**NEXT MEETING**

The next meeting will be held on April 23, 2009 at 1:00 P.M. at Pool B.

**ADJOURNMENT**

There being no further business before the Board, the meeting was closed at 2:51 P.M.

Respectfully submitted,



Ellie McCarron, Secretary  
Ironwood Owners Association X  
As recorded by Nancy Parkinson, CCAM®  
Community Association Manager  
Desert Resort Management