

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

DATE: January 19, 2009

PLACE: Desert Resort Management – Palm Desert

PRESENT (5):

Robert Manion, President
Sterry Fagan, V. President
Bill Blue, Secretary
Marshall Rice, Treasurer
Ken Marques, Director

ALSO PRESENT:

Jan Baker representing Desert Resort Management and Mike Arechiga of AK Landscape

CALL TO ORDER

Robert Manion, after verifying that a quorum was present, called the meeting to order at 2:00 P.M.

LANDSCAPE

The Board welcomed Mike Arechiga to the meeting. President Bob Manion expressed the Board's concerns regarding the current landscape service. Discussion ensued regarding the mowing service, irrigation issues, debris being blown back onto freshly mowed areas, flowers and the possible remedies for each.

Mike stated that he was planning on purchasing a commercial street sweeper and felt that this would improve the appearance and lessen the existing debris. Discussion ensued.

The Landscape Guidelines were discussed in relation to the existing Landscape contract. Mike stated he felt the contract should include tree trimming, however he was not in a position to take on the liability for work done by other tree trimmers. Discussion ensued regarding the various methods of tree removals. Discussion then ensued regarding the amount of annual color that is currently included in the contract. Mike stated that the contract pays for approximately 300 flats of color while the Association uses almost 1,000. Mike then advised the Board of the conflicts between the contract and the guidelines. Discussion ensued regarding flowers in the shaded areas and their lack of growth and possible remedies.

Further discussion was held on moving the irrigation heads in 18 to 24 inches to eliminate the excess water run off onto the streets.

Discussion was held on the number of landscape employees within the association each day. Mike confirmed that unless one is on vacation, there are always two employees at any given time. He suggested putting them in a different colored uniform so as to be easily identifiable. AK was instructed to have personnel check and monitor the irrigation on a specific day to determine where the excess run off is coming from and adjust it accordingly. Discussion ensued on checking the sprinklers after mowing. AK stated they are checked immediately after mowing during the summer; however they are not checked until the next day during the winter as water days are reduced during the cooler temperatures.

The ICA Enhancement program was discussed in relation to the Association's landscape areas that may be incorporated.

Mike was thanked for attending the meeting and dismissed. Further discussion ensued regarding adding the tree trimming to the landscape contract.

Discussion ensued regarding the Landscape Guidelines becoming part of the Architectural Guidelines to be used by the members that may wish to modify their landscape, and anything in the current landscape guidelines, that pertains to the Association's landscape responsibilities, be incorporated into the

Landscape contract.

OPEN FORUM

None at this time.

CONSENT AGENDA

M/S/C *A motion was made, seconded and carried to approve the Consent Agenda on the following items:*

- *Minutes of December 8, 2008 as submitted.*

OLD BUSINESS

The Board reviewed the Action List and approved to file.

Roof Inspection Reports

Discussion was held on the ongoing re-roofing of the tile areas at 73660 and 73680 Irontree and 73688 Greasewood. The Board then discussed the inspection reports submitted by RTS Roofing for the units located at 48922 and 49034 Foxtail and also 73675 Greasewood. Bob Manion stated he was present at the inspection of 73675 Greasewood and advised the Board of the roofs poor condition. As a result of the inspections, bids were obtained from Western Pacific Roofing, Castro Roofing and RTS Roofing for re-roofing the tile area at 73675 Greasewood. Each contractor submitted proposals for new tile and reusing the existing roof tile.

M/S/C *Upon a motion made and seconded the Board resolved to approve the proposal from RTS Roofing in the amount of \$7,190.00, to replace the tile underlayment at 73675 Greasewood, using the existing roof tiles. Motion carried.*

Further discussion ensued regarding the inspection findings for the unit at 49034 Foxtail. The inspection by RTS found incorrectly installed skylights. President Manion stated he had talked with the owners and advised them of their responsibility to have the skylights repaired and correctly installed. Management was instructed to send a letter to the owners advising them of same.

Discussion ensued regarding the need for the debris to be removed from the roofs. Management was instructed to obtain proposal RTS to clean off the roofs they are currently working on and to obtain one from Emerald Roofing for annual inspections and roof cleaning only on the remaining roofs.

Citrus Tree Trimming Proposals

Discussion was held on the proposals received from Leon's Landscaping and Tree Service, Desert View Tree Service and Reliable Tree Service.

M/S/C *Upon a motion made and seconded the Board resolved to incorporate the tree trimming, at \$25.00 per tree, into the landscape contract and offer it to AK Landscape. Motion carried.*

Sterry Fagan offered to re-write the landscape contract to include the tree trimming as well as other landscape issues discussed.

Board Member Code of Ethics

The Board submitted their signed "Code of Ethics" agreements.

VGBS Act

Bill Blue reported on the status of the pools being retrofitted to comply with the VGBS law. He stated that pools 16 and 17 were to be inspected by the health Department on Tuesday, January 20 and once passed, would be opened up immediately for use. He further stated that pool 18 would begin as soon as the other two were opened. Management advised that Westfall Plastering stated that if pool 18 were to start immediately, it would be completed by the annual meeting date of Feb. 13.

NEW BUSINESS

Edison and CVWD Rate increases

Discussion was held on the recently disclosed proposed rate increases from Southern Calif. Edison and Coachella Valley Water District. The addition of Desert Landscape in certain common areas was discussed as a water saving measure as well as moving irrigation heads to stop water overspray.

COMMITTEES

Lighting Committee:

Bill Blue stated that the lighting supplies had been delivered to Ed Siminich.

OTHER BUSINESS

Mr. Manion briefly spoke on the ICA program to restate the governing documents and advised that the board was invited to attend the meeting on January 20.

A brief discussion took place on the ICA/Club vote issue.

CORRESPONDENCE

The correspondence was reviewed and approved to file.

ANNUAL MEETING

President Manion stated that there is a conflict in the scheduled and noticed meeting time for the annual meeting. After a brief discussion, Management was instructed to send a notice to the members advising the meeting will now be held on February 13, 2009 at 4:00 pm and will be followed by a pot-luck cocktail party. It was agreed that the Association would provide the refreshments, beer and wine. Bill Blue and Sterry Fagan offered to do the necessary shopping.

NEXT MEETING

The next meeting will be held on February 23, 2009 at 2:00 P.M.

ADJOURNMENT

There being no further business before the Board, the meeting was closed at 4:20 P.M.

Respectfully submitted,



Bill Blue, Secretary
Ironwood Owners Association VI
As recorded by Jan Baker
Assistant Community Association Manager
For Desert Resort Management