



Ignacio Creek Homeowners Association

300 Indian Way, Ignacio, CA 94949 (415) 883-7641

**IGNACIO CREEK HOMEOWNERS' ASSOCIATION
BOARD OF DIRECTORS' MEETING
HOA Clubhouse
September 25, 2025 at 7pm**

- I. HOMEOWNERS FORUM
- II. SECRETARY'S REPORT
 - A. *Minutes – August 2025*
- III. TREASURER'S REPORT
 - A. *2025 Balance Sheet*
 - B. *2025 Budget*
 - C. *General Ledger (inc. Check Registers), Bank Statements – **See DropBox***
 - D. *Monthly Financial Review Confirmation - AB 2912*
- IV. MAINTENANCE COMMITTEE REPORT
 - A. *2025 Projects (Painting, Siding, Drainage & Decks)*
- V. LANDSCAPE COMMITTEE REPORT
 - A. *2025 Projects*
- VI. OLD BUSINESS
 - A. *Replacement of Zinsco Panels*
 - 1. Interior – Review Updated Survey Results
 - 2. Exterior - Master Circuit breakers in common area (Update on Pilot Project and Review Estimated Project Expenses based on competitive bids. Emergency Assessment Plan)
 - B. *Homeowner petition process (New Policy) – Vote*
 - C. *Board Elections – 3 positions (Close Nominations, Appoint Election Officer)*
- VII. NEW BUSINESS
- VIII. Adjourn
- IX. *Executive Session (Closed) – Discuss Rules Compliance and Enforcement (AB-130 Update)*