

TANGLEWOOD TIMES

AUGUST 2018

MONTHLY HOMEOWNER MEETING

AUGUST 20, 2018
At the Clubhouse
4437 Larwin
7:30 pm

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MANAGER
Barbara Davis
714-827-7131

BOARD OF DIRECTORS

President
Bill Bowers

Vice President
Fred Kim

Secretary
Pat Bonocora

Treasurer
Blaze Bhence

Member-at-Large
Mike Monaghan



CHECK OUT THE WEBSITE---
www.cypresstanglewood.org

POOL NEWS



The summer is in full swing, and CTHOA residents are doing all that they can to stay cool!! The hum of air conditioners can be heard throughout the neighborhood during this very hot season and the pools are being enjoyed by many. We are pleased to report that there have been very few problems this year!

As you know, the CTHOA pool hours are 9:00 am until 9:00 pm. However, a few people have been sneaking into the pools as late as midnight! If you happen to witness anyone inside of the pool areas any time after 9:00 pm, PLEASE contact the Cypress Police, and then the CTHOA Manager. Anyone found to be using the pools when they are closed will be assessed a fine, and their pool privileges will be suspended.

We appreciate your help with this ongoing problem!

HOMEOWNER

MEETING

AUGUST 20TH

7:30 P.M.

AGENDA

- **Welcome
- **Minutes
- **Treasurer's Report
- **Manager's Report
- **Committee Reports
 - a. Architect
 - b. Finance

OLD BUSINESS

NEW BUSINESS

HOMEOWNERS' CONCERNS

ADJOURNMENT

TRASH CANS

Just a reminder...

Trash barrels are to be placed outside your garage no sooner than **Wednesday evening after 6:00 pm** and must be returned to the garage no later than **Thursday evening**.

It seems that more and more trash cans are being left out until Friday, Saturday, and later. Please do **YOUR** best to keep our neighborhood looking **ITS** best.



BULKY ITEM and ELECTRONIC WASTE PICK UP

Also, don't forget to take advantage of bulky item pick-ups that are provided by Valley Vista Services provide. Twice a year, you can dispose of electronic items that have outlived their usefulness or bulky items that don't fit in your trash barrel, for FREE!! It's easy to do...just call Valley Vista Services at 714-380-5450 and schedule a pick up date. **PLEASE** do not place the items in the alley any earlier than 24 hours before your pick up, AND be sure to put a sign on the items that says "VALLEY VISTA" so that they will be able to identify your items.

Valley Vista also offers a battery recycling program, and it is a very easy process: Simply place any used batteries in a baggie and place them on top of your trash barrel on your regular trash day. The batteries will be collected for recycling.



CTHOA PLAYGROUNDS

Hopefully you have taken a short walk through the CTHOA neighborhood recently and have noticed the brand new wood chips that have been installed at all of the playgrounds. They look great and are greatly appreciated by all of the Tanglewood kids who enjoy swinging and climbing.



CLUBHOUSE PLAYGROUND



BIG PARK PLAYGROUND

Important Phone Numbers

Animal Control
714-935-6848

Cypress City Offices
714-229-6700

**Cypress Police—
Non-Emergency**
714-229-6600

**Emergency—
Fire and/or Police**
911

So Cal Edison
800-655-4555

**Trash--
Valley Vista
Services**
714-380-5450

**Golden State
Water Company**
800-999-4033



TREES

One evening last week, a very large branch on one of our tall pine trees broke away from the tree. All of the nearby residents were alerted by the loud cracking sounds they heard just before the branch fell! It hit one corner of one of the roofs and a few shingles were damaged. The homeowner contacted our Manager, who then called Bill Jacob, the CTHOA's gardener. The shingles and roof have now been inspected and repairs to the shingles are being made. The roof was not damaged.

In addition, we have contacted the tree service company that the CTHOA uses and they will be inspecting all of the large pine trees to assess the health of each one.

**Cypress Tanglewood Homeowners Association
Balance Sheet
July 31, 2018
(Modified Cash Basis)**

ASSETS

Operating Fund:		
Checking - Merrill Lynch	\$ 86,653.59	
Assessments Receivable	(24,507.00)	
Total Operating Funds		\$ 62,146.59
Fixed Assets:		
Playground Equipment	39,548.00	
Office Equipment	6,990.09	
Accumulated Depreciation	(5,229.00)	
Net Fixed Assets		41,309.09
Total Operating Fund		103,455.68
Other Current Assets		
Prepaid Expenses	340.00	
Total Operating Funds		340.00
Replacement Fund:		
Money Market - Merrill Lynch	110,243.86	
CD's - Merrill Lynch	1,151,000.00	
Total Replacement Fund		1,261,243.86
TOTAL ASSETS		\$ 1,365,039.54

LIABILITIES AND FUND BALANCES

Fund Balances:		
Replacement		
Total Replacement	\$ 1,261,243.86	
Operating:		
Beginning of Year	245,545.90	
Current Year Increase/(Decrease)	(141,750.22)	
Total Operating Fund		103,795.68
TOTAL FUND BALANCES		\$ 1,365,039.54

DELINQUENT ACCOUNTS

ONE MONTH DELINQUENT	\$ 3,616.00
TWO MONTHS DELINQUENT	\$ 1,938.00
ACCOUNTS WITH ATTORNEY	\$ 7,909.00
TOTAL AMOUNT DELINQUENT	\$13,463.00