

# TANGLEWOOD TIMES

## MAY 2023

### HOMEOWNERS' MEETING

May 16<sup>th</sup>  
7:30 PM

At the  
CLUBHOUSE

.....

**MANAGER**  
Cheryl Bhence  
714-827-7131

### **BOARD OF DIRECTORS**

**President**  
Bill Bowers

**Vice President**  
Blaze Bhence

**Secretary**  
Kelly Wirchak

**Treasurer**  
Christopher Cale

**Member-at-Large**  
Frederick Kim



### THANK YOU, BARBARA!!!!

In case you haven't heard, our very dedicated and hard-working CTHOA manager, Barbara Davis, has decided to retire to focus on her family. She has been serving us for 10 years, and she will be greatly missed! Being an HOA manager is often a thankless job. If everything is running smoothly, please know it doesn't happen by accident. It's due directly to Barbara's committed and tireless efforts to keep Cypress Tanglewood the wonderful community where we all love to live! We will be announcing an upcoming retirement gathering for Barbara, so you will have a chance to thank Barbara directly. Look for that announcement in the next newsletter!

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### INTERIM CTHOA MANAGER

Cheryl Bhence has stepped in to be the interim CTHOA manager. Being aware of Barbara's recent time constraints, Cheryl volunteered to help with the CTHOA workload, so when Barbara decided it would be best for her to retire, Cheryl was positioned to be a suitable candidate to jump in. Cheryl and her husband Blaze, who serves on the board, have lived in Tanglewood since 1997. Cheryl is a retired computer engineer and program manager, so please take comfort that she has appropriate skills to assume this position at short notice.

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### PERMANENT CTHOA MANAGER

If there any homeowners who would like to assume the CTHOA manager position, we are accepting resumes. The job requirements will be posted on the bulletin board outside the clubhouse. Please email them to [cthoa4437@yahoo.com](mailto:cthoa4437@yahoo.com). The Board of Directors will we review them and set up interviews. Blaze Bhence will recuse himself from the decision-making process since his wife is currently filling the position.

**HOMEOWNERS'**  
**MEETING**  
**Tuesday,**  
**May 16<sup>TH</sup>**  
**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**

**CLOSING**

**HOPE TO**  
**SEE**  
**YOU**  
**THERE!!!**



**KEEP TANGLEWOOD BEAUTIFUL**

Can you believe our complex is more than 50 years old?!? It takes all of us to keep it looking so good! And it's not fair to our neighbors if we leave trash for others to pick up. This includes the reserved parking spots and the alleys. Please be considerate of others.

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**CTHOA BOARD OF DIRECTORS ELECTION**

Beginning three years ago, new requirements for electing CTHOA Board members was adopted by the State of California. As part of those changes, the HOA is required to provide all homeowners with certain information. Election Inspectors from Accurate Voting Services, Inc. will be providing services as Inspector of Elections in accord with the rules and regulations adopted by the State of California. Members of the Board of Directors are elected for a term of two years. The powers and duties of the CTHOA Board of Directors can be found in the CC&Rs in Article VIII.

The 2023 Board of Directors Election will be held on Tuesday, July 18, 2023. All completed ballots are to be either mailed or hand delivered to the CTHOA Clubhouse, located at 4437 Larwin Ave. Cypress, CA. For a ballot to be counted, it must be received at the above address by **7:00 pm on Tuesday, June 18, 2023.**

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**MEMORIAL DAY**

On Monday, May 29th, Americans will celebrate Memorial Day. Every Memorial Day, families and communities across the nation take time to honor those who made the ultimate sacrifice in service to our nation. Americans observe this special holiday in many different ways. One minimal remembrance we can make is to pause wherever you are at 3:00 p.m. local time for a moment of silence to remember and honor the fallen, in accordance with a congressional resolution passed in 2000. THANK YOU also to all who have served-or currently serve-in the United States military!!! We appreciate you!



## CYPRESS TANGLEWOOD HOMEOWNERS' ASSOCIATION

### Important Phone Numbers

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Emergency—  
Fire and/or Police  
911

Cypress Police—  
Non-Emergency  
714-229-6600

Cypress City Offices  
714-229-6700

So Cal Edison  
800-655-4555

Trash—  
Valley Vista  
Services  
714-380-5450

Golden State Water  
800-999-4033

Berg Insurance  
949-830-4590



### The pool heaters are being turned on!

Here are the pool rules as a reminder:

### POOL RULES

The pools are open daily from **9:00 A.M. until 9:00 P.M.** They are heated on a seasonal basis. The pools within the CTHOA are for the enjoyment of the residents. The two pools and wading pool are on private property, and their use is limited to residents of the CTHOA and their invited guests only. Safety rules must be observed.

It is vital that the pool gates remained **closed and locked** at all times. Never give your key to anyone, and **never let anyone into the pool area** because they "lost or forgot their key." Any resident observed doing this will be subject to a fine.

There are no lifeguards on duty. The buddy system is to be used at all times. **All children under the age of 14 must be accompanied by an adult over the age of 18.** This is a state law. **Please remember that each household may only bring a total of 3 guests to the pool.**

**Infants and toddlers must wear a plastic swim diaper that has an elastic waist and legs.** This is intended to keep fecal matter out of the pool. By law, a contaminated pool must be given a costly treatment, and be closed for 48 hours.

### The following are not allowed at any time in the pool areas:

Trespassing	Animals	Diving
Alcohol/Food	Smoking	Diving from posts
Climbing fences	Running, pushing	Flipping into pool
Boogie Boards	Surfboards	Obscene language
Running, pushing	Horseplay	Bikes
Excessive noise	Loud music	Skateboards
Glassware	Metal cans/objects	Scooters
Oil-based lotions	Styrofoam objects	

No toys or remote-control vehicles are allowed in the pool areas.

Compliance with these regulations is the responsibility of the resident. Any violation may result in a suspension from the pool for the entire household and/or fine.

PLEASE DO YOUR PART TO KEEP OUR POOL AREAS  
LOOKING THEIR BEST!

**Cypress Tanglewood Homeowners Association**  
**Balance Sheet**  
**April 30, 2023**  
**(Modified Cash Basis)**

**ASSETS**

Operating Fund:

Checking - Merrill Lynch	\$	158,603.49		
Assessments Receivable		(52,047.00)		
Total Operating Funds	\$			106,556.49

Fixed Assets:

Playground Equipment		39,548.00		
Office Equipment		8,127.34		
Accumulated Depreciation		(5,229.00)		
Net Fixed Assets				42,446.34
Total Operating Fund				149,002.83

Replacement Fund:

Money Market - Merrill Lynch		542,149.40		
CD's - Merrill Lynch		1,006,000.00		
Total Replacement Fund				1,548,149.40

TOTAL ASSETS

\$ 1,697,152.23

**LIABILITIES AND FUND BALANCES**

Fund Balances:

Replacement		1,548,149.40		
Total Replacement				1,548,149.40

Operating:

Beginning of Year		151,727.00		
Current Year Increase/(Decrease)		(2,724.17)		
Total Operating Fund				149,002.83

TOTAL LIABILITIES & FUND BALANCES

\$ 1,697,152.23