

TANGLEWOOD WEST HOA COMMUNITY NEWSLETTER JANUARY 2024

4080 Larwin Ave. Cypress, CA 90630

www.tanglewoodwesthoa.com

Board of Directors

President:
Vacant

Vice President:
Jeff Baumgardner

Treasurer:
Kito Bastos

Landscape:
Jim Day

Architecture:
Andre Golebiowski

Recreation:
Tammy Metzger

BOARD

MEETINGS:

**Third Tuesday
of every month
at
7 PM
In the
clubhouse**

**Next meeting
Tuesday,
February 20**



ELECTION NEWS !!!

As we approach the upcoming HOA Board Election, we invite dedicated and passionate individuals to consider running for a position on the board. Serving on the board is an excellent opportunity to actively contribute to the well-being and development of our community.

To express your interest in becoming a valued board member, kindly visit our website. Navigate to the "Documents" tab, then select "other documents" where you'll find the board member application. If you don't have online access, please reach out to a current board member who will gladly provide you with a hard copy of the application.

Your participation is crucial in shaping the future of our community!

Treasurer's Report

TANGLEWOOD WEST HOMEOWNERS ASSOCIATION Financial Summary for the Month of December 2023

Assets - 12/01/23	\$ 693,846.68
Operating Income	21,740.00
Operating Expenditures	(13,747.12)
Reserve Income	15,123.46
Reserve Expense	-
Change in Current Month Liability	1,533.17
Assets - 12/31/23	\$ 718,496.19

Operating Expenses:	Annual Budget	Current Month	YTD
- Utilities	\$ 43,560.00	\$ 4,472.83	\$ 66,282.35
- Landscape Maintenance	158,160.00	6,115.00	138,923.42
- Pool	14,820.00	1,143.36	13,663.84
- Clubhouse/Kitchen	3,900.00	304.78	5,491.78
- Architecture	11,040.00		16,556.00
- Administration	64,398.00	1,711.15	66,872.13
TOTAL	\$ 295,878.00	\$ 13,747.12	\$ 307,789.52

News and Notes

If you have any concerns about your property, landscaping, or something you have noticed within the community, please e-mail or call the office and your concern will be addressed by a board member.

714-236-0133

tanglewoodwest@hotmail.com

Parking spaces in the community: There are several paid parking spaces within the community. If you are one of the homeowners paying for a parking space, be aware that you are responsible for keeping the space clean.

We will be sending out forms soon to update homeowner and renter contact information. Feel free to email the office with any updated information.

Vice President's Report

The board has officially approved the Ballot Box for processing the election information. This crucial step allows us to kickstart the process of sending out important election details to all residents.

Stay tuned for updates and information regarding the election. Please reach out to the HOA if you're interested in becoming a Board Member.

Recreation News

Exciting News! The clubhouse is now available for reservation at no charge, allowing you to host your events and gatherings within our community all we ask is that you cleanup afterward to maintain our shared space.

To secure your reservation, a \$200 deposit is required. Fear not, this deposit will be fully refunded if the clubhouse is left in a clean and tidy condition. Ready to book? Visit our website, find the "Clubhouse Reservation Form" under the documents section, and simply fill it out. Once completed, you can either e-mail or mail the form to the HOA.

As the winter season approaches, we want to inform you of a couple changes:

- The pool heater has been turned off temporarily to mitigate energy costs during the colder months.
- Patio furniture umbrellas have been safely stored away due to inclement weather.

We're currently testing a solar-powered leaf skimmer, and we value your feedback. Please share your comments within the next few weeks before our return period expires. Additionally, a friendly reminder for swimmers: kindly remove the skimmer from the pool while swimming. Your cooperation ensures a safe and enjoyable experience for everyone.

ATTENTION

Due to recent heavy rain, a mud pit has developed in the grass area near 4081 Larwin Ave. We kindly request that children refrain from playing in this area to allow the mud to naturally settle and the grass to recover.

Tanglewood West is a beautiful community.

Please help keep our community safe and beautiful by picking up any trash in your area and picking up toys and play equipment at the end of every day.

Thank you!



Architecture Report

The board has approved for essential maintenance projects:

- Repairing shutters and stucco at a Larwin residence.
- Addressing wood rotted columns and installing drainage solutions to mitigate flooding at a Bloomfield residence.

Landscape Report

We're thrilled to announce that our dedicated landscapers will soon be enhancing the beauty of 10066-10090 Bloomfield St. by filling in the bare areas with vibrant plants.

Landscaping will be conducting thorough checks in the upcoming weeks to identify any areas in need of updating or filling.

Are You Needing Some Repairs at Home?

If you are looking for a contractor for home repairs, these are vendors that have been used and approved by other TW neighbors:

Garage Doors:

Bob Brito Garage Door Repairman
714-904-2755

Handyman:

Tony Klein Handyman
www.KleinsHandyman.com
888-320-5558

Pest Control:

Oceanfront Pest Control
949-461-7981

www.oceanfrontbestcontrol.com

Important Phone Numbers

Cypress Police Department Non-Emergency

(714) 229-6600

Golden State Water

(562) 430-7541

Southern California Edison

(800) 611-1911