##### THE ESTATES OF TANGLEWOOD LAKES

**MINUTES OF JULY 2012 MEETING OF THE BOARD OF DIRECTORS**

Call to Order

The Meeting of the Board of Directors was held on July 16th at the Florida Bible Church Cafeteria. Notice of the Meeting was posted at the Association’s entrance forty-eight hours prior to the Meeting. The Vice President called the meeting to order at 7:16 pm.

###### **Calling of the Roll**

A quorum of Board of Directors was established.

There were present the following Board Members:

Linda Elizalde, Harry Stevens, Darren Attinsky, and Mitch Krauss.

There were present the following Management Representatives:

 Nelly Gordillo, Miami Management

1. **Approval of April Minutes** – Harry motioned to approve the minutes and Darren seconded. Motion unanimously passed.
2. **Treasurer’s Report**

As of 6/30/12, there is $42,837.58 in Checking, $10,870.28 in savings, and CDs of $180,351.87 for a total of $234,059.73.

We earned $7,416.96 in assessment income, $19.57 in interest, and $100 in late fees.

We have 6 properties (Lots 36, 43, 38, 52, 39, 80) in various stages of foreclosure. Two of them are in legal for unpaid association assessments (43 and 80). Two units are in legal for unpaid assessments with no bank foreclosure action on record (lots 52 and 38).

1. **Fines Committee Report – No Report**
2. **Architectural Committee Report – No Report**
3. **Old Business**
	1. **Drainage Recertification**
	2. **Violations –** Lot 45 has requested an extension on the cleaning of their roof till December due to a leaky roof.
	3. **Mailbox Repair reimbursement –** Tabled pending information from vendor responsible for breaking mailbox between lots 19 and 20.
	4. **Fence maintenance entrance of community** – Mitch made a motion that we accept the proposal from Hartzell for $895 for the pressure cleaning and staining of the fences at the entrance. Linda seconded the motion and it unanimously carried.
	5. **New hedges** – Tabled till next month’s meeting pending more information regarding plant selection.
4. **New Business**
	1. Harry made a motion that we transfer $10,000 from checking to a CD. Linda seconded and it unanimously passed.
5. **Open Forum**
6. **Adjournment**

Mitch motioned to call the meeting adjourned at 7:55 pm and Harry seconded. Motion passed.

Our next meeting will take place on Monday, August 20th, at 7pm at the Florida Bible Church cafeteria.

Respectfully Submitted,

Mitchell Krauss

Treasurer

Estates of Tanglewood Lakes Homeowners Association