##### THE ESTATES OF TANGLEWOOD LAKES

**MINUTES OF March 2014 MEETING OF THE BOARD OF DIRECTORS**

1. Welcome and Call to Order

The Meeting of the Board of Directors was held on March 17, 2014 at Dunkin Donuts Pembroke Pines. 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 7:14 pm.

A quorum of Board of Directors was established.

The following Board Members were present:

Harry Stevens, Darren Atinsky, Mitch Krauss, Linda Elizalde

There were present the following Management Representatives:

Nelly Gordillo, Miami Management

1. **Approval of Minutes**

Linda made a motion that we accept the meeting minutes as amended. Mitch seconded the motion and it unanimously passed.

1. **Treasurer’s Report:**

-==-=-=-  
**Treasurer’s Report February 2014**

As of 2/28/2014 we have, in Banco Popular, $64,066.58, in Checking, $23,922.87 in savings, plus CD’s of $161,173.22 for total funds in Banco Popular of $249,162.67.  In People Credit Union, we have $24,060.24 in Savings and CD’s of $30,276.91 for total funds in PCU of $54,337.15.  We earned $24.51 extra income, unexpected income of $139.34 and $206.04 in reimbursement income (LEG – Lot 17).  We have accounts receivables over$17.4K which includes $2343.20.00 in legal fees, $1060.00 in unit repairs and violations of about $6.5K.  The total amount for possible collection is about $12K.

We have 8 properties (Lots’ 15, 17, 19, 36, 39, 61, 80 and 95) in various stages of foreclosure.  Lot’s 36 and 80 are in both Association and Bank foreclosure.  Several of these lots are not delinquent.  The others represent approximately 11.9K of the delinquency amount.

1. **Fines Committee Report – No Report**
2. **Architectural Committee –**
3. Approved 2 out of 3 requests. Denied one request for driveway that did not meet approved color.
4. **Old Business**
   1. Entrance Project- Sent revised changes to plans and agreed to plans #5. Next step is to meet with architect at front gate to chalk layout.
   2. Lot 36- Talked about how to approach the bank for foreclosure.
   3. FPM Force- We offer lot 36 for taking over. Harry made a motion to give lot#36 to FPM Force Company to take over act as receiver for association. Linda seconded and Darren agreed and Mitch abstained.
5. **New Business**.
6. Lot #17- Offer to settle delinquency of $2,044 dollars was submitted by lot owner through attorney for $1,000. Board agreed to forgo interest of $137.49 charges.
7. Lift master will no longer manufacturer the infinity L telephone system.
8. **Open Forum**
9. **Adjournment**

Darren made a motion that we adjourn the meeting. Mitch seconded the motion and the meeting was adjourned at 8:06 PM.

Our next meeting will take place on Monday April 15, 2014 at Dunkin Donuts.

Respectfully Submitted,

Darren Atinsky

Secretary

Estates of Tanglewood Lakes Homeowners Association