



# Tanglewood Times

September, 2007

## Board of Directors

### President

Barbara Davis  
484-9250

### Vice President

Margaret Farrell  
828-2634

### Secretary

Judy Kenny  
209-2746

### Treasurer

Beverly Russell  
995-2875

### Member at Large

Bill Bowers  
827-2490

### Manager

Office: 827-7131  
Home: 527-6928

### CTHOA Office Hours

Mon: 9:00-Noon  
Tues: 2:00-5:00  
Wed: Closed  
Thur, Fri & Sat:  
2:00-5:00

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### So Cal Edison

800-655-4555

### Water Company

800-999-4033

### AT&T Telephone

800-310-2355

### Consolidated Disposal

800-299-4898

[www.CypressTanglewood.org](http://www.CypressTanglewood.org)

## **\*\*POOL NEWS\*\***

Dear Residents—In the August edition of the Tanglewood Times, it stated that the Board of Directors had decided that the pool heaters would be turned off in September. Since that announcement I have received calls, notes, and a petition asking that the heaters be left on until the end of October. The Board of Directors always tries to make decisions with your best interest in mind. Because many of you feel strongly about this issue, we will leave the pool heaters on until October 31<sup>st</sup>, as per your request. It is our desire to work with you, thank you for taking the time to share your opinions with us.

Sincerely---Barbara Davis, CTHOA President

## **\$\$\$\$ FINANCES \$\$\$\$**

Do you ever wonder what is going on with our CTHOA finances? Well, we have been banking with Merrill Lynch for about 15 years and have several accounts -- Our checking account, which we use to pay the monthly bills, the Reserve Account, which is our "Savings Account." In addition we have nine CDs that generate an income of about \$45,000.00 per year, and lastly, we have a Money Market account. We pay taxes only on the interest that we earn.

As of August 31, 2007 our net worth was \$1,136,866.04.

## **TREE TRIMMING AND RE-SEEDING**

Just wanted to let you know that during the month of September, the gardeners will be trimming the trees, preparing the lawns, and planting flowers for the winter season.

## **\*\*ROOFING\*\***

The yearly maintenance on our 51 buildings and garage roofs has been completed. Shingle replacement will be completed this month.



TREASURER'S REPORT  
 OPERATING ACCOUNT  
 MONTH ENDING 7/31/07

CTHOA  
 OPERATING ACCOUNT EXPENSES  
 MONTH ENDING 7/31/2007

BANK STATEMENT BALANCE 7/31/07	90,908.39
DEPOSIT IN TRANSIT	0.00
OUTSTANDING CHECKS	<u>0.00</u>
<b>ADJUSTED BALANCE</b>	<b>90,908.39</b>
BEGINNING BALANCE PER G/L	59,717.42
DEPOSITS	<u>59,960.00</u>
TOTAL	
OTHER CHARGES	-281.5
INTEREST	180.21
Transfer	-882.47
BANK CHARGES	(150.00)
EXPENSES	<u>(27,784.27)</u>
<b>ENDING BALANCE PER G/L</b>	<b>90,759.39</b>

**RESERVE ACCOUNT**  
PERIOD ENDING 7/31/07

<u>MONEY MARKET</u>	
BEGINNING BALANCE PER G/L	141,708.52
TRANSFER FROM CHECKING	26,800.00
CHECKS OUTSTANDING	(22,568.64)
DEPOSIT	0.00
INTEREST	5,272.26
BANK CHARGES	(150.00)
NET REDEMPTION OF CD	0.00
EXPENSES	(4,231.36)
	731.36

Sub-Total 147,562.14

CERTIFICATES OF DEPOSIT (AT COST)	
BALANCE AT BEGINNING OF PERIOD	765,000.00
CD PURCHASES	95,000.00
REDEMPTIONS	0.00
<b>BALANCE AT END OF PERIOD</b>	<b>860,000.00</b>
	=====
<b>TOTAL REPLACEMENT FUND</b>	<b>1,007,562.14</b>

EXPENSES -  
 Income Tax \$4,261.36

<u>EXPENSES - Y-T-D</u>	
Sheeler Bros.	14,400.00
Income Tax	6,231.36
GM Roofing	119,740.00
Leahy's Pool Service	2,375.00
Statewide Coating	6,620.00
Franchise Tax Board	1,200.00
Slumpstone Wall	976.00
	151,542.36

UTILITIES	MO.	Y-T-D	ANNUAL BUDGET
Parkway Lighting	2,073	13,990	23,260
General Lighting	322	5,640	10,760
Irrigation Elect.	133	943	1,850
Water	3,792	19,764	45,500
Gas	851	3,446	5,950
Telephone	84	601	950
<b>REPAIRS &amp; MAINT.</b>			
Roof Repair	0	0	1,000
Pool Maintenance	967	3,938	8,500
Other Repairs	375	6,907	15,000
<b>LANDSCAPING</b>			
Tree Remove/Trim	0	0	12,000
Tree Replacement	0	0	1,200
Lawn Care Supplies	0	560	5,000
Plant Replacement	0	0	3,000
Seasonal Planting	0	13,435	8,790
<b>CONTRACT SERVICES</b>			
Gardener	11,768	82,373	141,210
Manager	2,700	18,900	32,400
Pool Cleaning	695	4,865	8,775
Clubhouse Cleaning	275	1,925	3,400
Roof Maint. Contract	0	0	4,000
Handyman	0	0	0
<b>ADMINISTRATION</b>			
Insurance	5,154	47,778	96,125
Supplies	(130)	3,796	3,200
Dues & Subscriptions	0	325	800
Orange County Permit	0	864	834
Taxes - Property	0	0	21
Taxes - Federal	0	0	0
Taxes - State	0	0	10
Bank Charges	82	825	1,475
Election Monitoring	1,071	1,071	1,800
Newsletter	112	920	1,500
Miscellaneous	0	974	400
Storage	336	336	625
<b>LEGAL &amp; CLERICAL</b>			
Board Secretary	75	475	900
Legal Fees	0	123	1,000
Accountant	0	3,889	6,000
Audit	0	805	800
Reserve Study	0	0	1,000
Computer Services	0	275	300
Bad Debts	0	0	500
<b>TOTAL EXPENSES</b>	<b>30,733</b>	<b>239,544</b>	<b>451,835</b>
<b>TO RESERVE ACCOUNT</b>	<b><u>26,800</u></b>	<b><u>187,600</u></b>	<b><u>321,600</u></b>
<b>TOTALS</b>	<b>57,533</b>	<b>427,144</b>	<b>773,435</b>