

**Tanglewood Hills HOA Board of Directors Monthly Meeting
January 27, 2025 at 6:00pm
Ring Central Video Conference**

Call to Order: Chair Newport called the meeting to order at 6:00pm.

Roll Call: Board Members present: Steve Newport, Sue Farrell, Quincy Frazier, Joanna Steven, Sara Cole from Management Trust.

6:05 pm: Homeowner Forum: Meeting open to owner/audience participation.

6:30 pm: Homeowner Forum closed. No audience participation.

Approval of Minutes of November 25, 2024 Board Meeting.

Motion: By Chair Newport to approve Minutes.

Seconded: By Director Steven.

Vote: Motion passed.

Financial Report for November 2024.

Motion: By Chair Newport to approve Financials as presented Management.

Seconded: By Director Farrell.

Vote: Motion to approve.

December Financials not yet available from Management.

Board discussion with Sara Cole on the importance of getting Financials from previous month to the Board on time for upcoming Monthly Board meetings.

New Business.

Review of Work to Be Done by SavATree for Needed Tree Removal. Board approved Nov. 22, 2024 bid of \$8,380 for identified trees and stumps to be removed.

Board Discussion: To find out when work will begin; one tree has fallen behind Building S and damaged door of an owner's unit. Board needs to determine who is responsible for cost of new door, HOA or owner.

Siding Repair to Unit #37: Bid by I&E for \$2,018 to Repair Siding Damage Caused by Unidentified Individual with a Hammer.

Motion: By Chair Newport to accept bid.

Seconded: By Director Frazier.

Vote: Motion passed.

Fee Waiver Request

Unit Owner Account# 15473205054: Owner requests waiving fees due to having potential payments that haven't been accounted for since mail hasn't been received by owner in months and owner trying to rectify situation. Fees include interest, lien fee, first notice of default, first notice letter, and recording fee, totaling \$1061.66.

Motion: By Chair Newport Not to approve.

Seconded: By Director Farrell.

Vote: Motion denied.

January 27, 2025 Tanglewood Board Meeting Continued

7:00pm: Meeting closed to owners/audience.

7:01pm: Executive Session. Board members only.

7:25pm: Executive Session ends

7:30pm: Motion: By Chair Newport to adjourn meeting. Meeting adjourned.

Submitted by Suzanne Farrell, Secretary
February 14, 2025
