

**Tanglewood Hills HOA Board of Directors Monthly Meeting  
Video Conference/RingCentral Virtual Meeting, 6:30pm  
August 23, 2022**

**Call to Order:** Chair Steve Newport called the meeting to order at 6:33pm.

**Roll Call:** Board members present: Steve Newport, Suzanne Farrell, Patricia Lee, Joanna Stevens.

**6:35pm: Homeowner Forum: Meeting open to homeowner/ audience questions.**

**7:38pm: Homeowner Forum closed.**

**Appointment of New Board Chair and Vice Chair.**

**Motion:** By Director Lee to approve Director Newport as new Chair and Director Farrell as Vice Chair.

**Seconded:** By Chair Newport.

**Vote:** Motion passed.

**Appointment of New Director due to Resignation of Chair Castillo.**

**Motion:** By Chair Newport to approve Joanna Stevens to fill director vacancy.

**Seconded:** By Director Farrell.

**Vote: Motion** passed.

**Approval of Minutes for July 26, 2022 Board Meeting.**

**Motion:** By Chair Newport to approve Minutes as reviewed.

**Seconded:** By Director Lee.

**Vote:** Motion passed

**Financial Report for July 2022.**

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

**Seconded:** By Director Farrell.

**Vote:** Motion passed.

**Vial Resolution for Debt Collection Settlement (5511-123) Unit 30.**

**Motion:** By Chair Newman to accept Debt Settlement Resolution.

**Seconded:** By Director Farrell.

**Vote:** Motion passed.

**Delinquency Report Account #15472595797.**

**Motion:** By Director Farrell to send to attorney.

**Seconded:** By Chair Newport.

**Vote:** Motion passed.

**August 23, 2022 Board Meeting Continued:**

**Riverview Bank Automatic Transfer Payments on Loan.**

**Motion:** By Director Lee to approve auto payments. Board will sign paperwork and Management will complete.

**Seconded:** By Director Farrell.

**Vote:** Motion passed.

**Radon Mitigation ARC Application Unit #77, 4 Touchstone.**

**Motion:** By Chair Newport to approve application.

**Seconded:** By Director Farrell.

**Vote:** Motion passed.

**Building R Plastic Sheet Replacement.**

**Motion:** By Chair Newport to have I&E replace plastic sheeting on side of exterior wall.

**Seconded:** By Director Lee.

**Vote:** Motion passed.

**Building G Plumbing Repair I&E Proposal.**

**Motion:** By Chair Newport to approve proposal for repair work after pipes replaced.

**Seconded:** By Director Farrell.

**Vote:** Motion passed.

**Building L Invoices from Plumbing Issue.**

**Motion:** By Chair Newport to have unit causing sewer backup pay for Apollo invoice (\$559) and for Asbestos Abatement invoice (\$2,827) and Restoration 1 invoice (\$2,824) to be split between both units involved.

**Seconded:** By Director Lee.

**Vote:** Motion passed.

**7:30pm: Executive Session, Board Members Only.**

**7:36pm: Executive Session ended.**

**7:40pm: Motion:** By Chair Newport to adjourn meeting. Meeting adjourned.

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**Email Votes/Meetings Between Aug 23 and Sept 26, 2022 Regular Meetings**

**August 25, 2:00 to 3:00pm:** Virtual Meeting #6 OAC (Owner, Architect/Consultant, Contractor) with I&E Construction.

**August 26: Email Vote for Deck and Landing Colors.**

**Motion:** By Chair Newport to Dark Gray for deck and Slate Gray coating for landings.

**Seconded:** By Director Lee.

**Vote:** Motion passed.

**Email Votes/Meetings between Aug 23 and Sept 26 Board Meetings continued:**

**September 1, 2:00 to 3:00pm:** #7 OAC Virtual Meeting with I&E.

**September 8, 2:00 to 3:00pm:** #8 OAC Virtual Meeting with I&E.

**September 15, 2:00 to 3:00 pm:** #9 OAC Virtual Meeting with I&E.

**September 22, 2:00 to 3:00 pm:** #10 OAC Virtual Meeting with I&

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Submitted by Suzanne Farrell, Secretary  
September 30, 2022