



Board Notes

Dryer Vent Maintenance

Dryer vents have problems that can cause issues including fires. It is recommended that end units be cleaned every other year due to the configuration of the venting system. During the last few months, residents have found vents clogged full of lint and bird nests.

If you would like to have your dryer vent cleaned, Ed Shaw, has been doing the cleaning for a fee of \$30. He also makes sure your air flow is working properly. If you are interested, please text Ed @ 217- 972-3811, he will call you back and arrange a time or call Pam Maples @ 217-454-1818.

Updating the Web Site

It is time to update the website with pictures and we need your help. If you have a few pictures you would share with the web we would be so grateful. Pictures of patios, kitchens you have restored, renovated baths, new flooring, or anything else that might inspire prospective new owners. No names or dialog will be used, just pictures. Send to p.j.patterson@comcast.net or leave in her club-

Condos for Sale or Sold?

Please contact PJ @ 217-412-4700 if you are selling your condo or have sold it. Up-to-date information is needed to prevent unwanted calls and posting information that is incorrect. Thanks for your help.

Welcome

4721 Jane Downs 217-521-1889
 4770 Lester Park 803-316-4415
 4852 David Bautz

Birthdays

8/03	Ray	McKeever	4765
8/14	John	Allsup	4714
8/15	Joe	Harley	4763
8/17	Jacque	Wrigley	4767
8/25	Darryl	Stock	4766
8/30	Melinda	McDonald	4854

Anniversaries

8/21 Jerry & Wanda Matteson 4853

Just So You Know: What is an AMC



The Constitution, By-Laws, Rules & Regulations (Red Book) were updated in June 2023. Since that update, memos were written by the Board of Directors to help residents be aware of new rules or recommendations. 7 memos have been completed. Attached to this newsletter are the 7 memos.

For quick reference you will also be delivered on your door knob a full printed set. Please file these Memos and others you will receive in the future in the back section your Red Book.

Condos for Sale

Unit	Name	Agency/Agent	Phone
None			

Arbor Meadows Retirement Condominiums

August 2024



Upcoming Events

Arbor Board & Friends of Board

President

Gloria Gulliford 4777

217.330.6155 | gulli@comcast.net
Shrubs & Trees | Snow Removal
Buildings | Handyman

Vice President

Concrete | Streets | Sidewalks | Driveways
Fence | Gutters | Street Lighting

Secretary

Jacque Wrigley 4767

217.855.3299 | jacque500@comcast.net
Minutes | Archives | Keys | Pets

Treasurer

Emily Chamberlain 4769

217.433.4962 | ejwchamber4769@gmail.com
Finances | New member set up
Irrigation | Mowing | Turf

Director Activities

Sue Brady 4753

386.299.8211 | beesue41@msn.com
Clubhouse | Luncheons | Insurance

Director

Shirley Pryczynski 4856

217.412.8267 | shirley.home@att.net
Mailboxes | New Resident Interviews

FOB Communications

PJ Waltenberger 4742

217.412.4700 | p.j.patterson@comcast.net
Newsletter | Resident List | Web Page |
Estate Sales | Pond

Have a Suggestion?

The HOA Suggestion Box is Located in Clubhouse
near the Bulletin Board.

Please remember your suggestion must
be signed to be read.

Please Respect Our Volunteers' Time By
Contacting them M-F 9:00 am - 5:00 pm

Publication Dates

- Resident's Lists: Quarterly Mar, Jun, Sep & Dec
- Other Information Sheets: Jun & Dec
- Permanent Memos: As need, Place in your Red Book
- The Latest: Email updates daily as needed
- Monthly Newsletter deadline: Friday before Board Meeting

Club House Activities

Exercise Class-All Welcome

Mondays 9:30 -10:00 am
Gloria Gulliford 217.330.6155

Men's Poker

Mondays 1-3 pm

Women's Coffee

3rd Wednesday 2:00 pm May-October

Women's Bunco

1st Tuesday 1:00 pm

Questions? Jan Dobbertin 217.620.4543

Women's Bridge

Thursdays 1:00 pm

(except none on 2nd Thursday)

Sign Up Sheet In Clubhouse

Women's Cards

Friday Afternoon Cards 2:00 pm

New Players Always Welcome

Club House Noon Luncheon

2nd Thursday of Each Month

August 8, 2024 @ 12 noon

Committee Will Call for Reservations or

RSVP Wanda Dorsett @ 239.989.2547 @ Unit 4712

RSVP & \$10 Due Sunday Noon Before Thursday Meal

Bring Tableware or To Go Container

Everything Else Provided

Menu

Chicken & Noodles

Mashed Potatoes & Gravy | Peas

Dessert

HOA Resident Meetings 2024

Budget Meeting: 2nd Tuesday, October 12, 2024 @ 2:00 pm

Annual Meeting: 2nd Tuesday, December 10, 2024 @ 2:00

June Meeting: 2nd Tuesday June 11, 2025

Required Voting Quorum = 20% Residents (17)

Board of Managers Meetings

4th Tuesday @ 10:00 am

Need to address the Board?

Call the Secretary for guest agenda time

Contact Us

Arbor Meadows Condos | 4700 Arbor Court | Decatur, IL 62526

Web Site: www.arbormeadowscondos.com