

ARBOR MEADOWS CONDOS

October 2025 Newsletter

Board News

HOA clubhouse Communications

Thank you, to all who have signed up to receive your HOH information and Newsletter by email. This is most convenient to residents.

If you are receiving your communications by paper, please remember to stop by the clubhouse and pick up your papers. There is a box under the bulletin board with a file for each unit number. Find your unit number and take the papers in the file.

Also, just a reminder that putting any items, other than addressed stamped mail, in the US postal box is not permitted.

End of Season Yard Maintenance

Soon you will find fall cleanup will start. In addition to the regular process, we will also be doing an aeration and overseeding. Although the yards will look a little messy, this is part of the process. A final cleanup of the late falling leaves will be done in November before the holidays.

Welcome

4751 John & Connie Herington 217-521-9758

Birthdays

10/1	Kay	Stock	4766
10/3	Denise	LaFine	4725
10/6	Sue	Brady	4753
10/10	Cyndi	VanLysse	4867
10/13	Mary	Cowell	4788
10/13	Candy	Brown	4787
10/15	Shirley	Pryczynski	4856
10/18	Homer	Rambo	4882
10/20	Nancy	Ray	4889
10/22	Judith	Szorc	4840
10/24	Jodi	Trusner	4706
10/26	Jerry	Matteson	4853
10/31	Mike	McAndrew	4783

Anniversaries

10/12 Richard & Jan Dobbertin 4876

Condos for Sale

4883 Bill Barnes FSBO 217-454-2594

4866 Julie Hall FSBO 217-972-9986

4727 Jim Schultz FSBO 217-820-6629



UPCOMING EVENTS

Club House Activities

Men's Poker

Mondays 1-3 pm

Women's Bunco

1st Tuesday 1:00 pm

Game Day

3rd Tuesday 1:30 pm

All Welcome! Questions-Pam Maples

Women's Coffee

Cancelled Until Further Notice

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 Luncheon

2nd Thursday of Each Month

October 9, 2025 @ 12:00 noon

Committee Will Call for Reservations or

RSVP Wanda Dorsett @ 239.989.2547 @ Unit 4712

RSVP & \$11 Due Sunday Noon Before Thursday Meal

Bring Tableware or To Go Container

Everything Else Provided

Menu

Baked Ham | Baked Potato

Corn Casserole

Angle Food Cake

HOA Unit Owner Meetings 2025

Budget Meeting: 2nd Tuesday, November 11, 2025 | 2:00 pm

Annual Meeting: 2nd Tuesday, December 9, 2025 | 2:00 pm

June Meeting: 2nd Tuesday, June 9, 2026 | 2:00 pm

Required Voting Quorum = 20% Residents (17)

Board of Managers Meetings

4th Tuesday @ 10:00 am

Need to address an issue with the Board?

Submit your request and subject in writing to the President

Contact Us

Please Respect Our Volunteers' Time By

Contacting them M-F 9:00 am - 5:00 pm

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

Web Site: www.arbormeadowscondos.com

Arbor Board & Friends of Board

President

Gloria Gulliford 4777

217.330.6155 | gulli@comcast.net

Gutters | Buildings | Resident Requests | Fences
Concrete | Handyman | Weed Control | Snow Removal

Vice President

Pam Maples 4868

217.454.1818 | pammaher@msn.com

Insurance | New Resident Welcome

Pets | Voting

Treasurer

Emily Chamberlain 4769

217.433.4962 | ejwchamber4769@gmail.com

Finances | Mowing | Turf | New Resident Set Up

Secretary

Jacque Wrigley 4767

217.855.3299 | jacque500@comcast.net

Minutes | Archives | Keys | Mailboxes | Shrubs & Trees

Director

Sue Brady 4753

386.299.8211 | beesue41@msn.com

Exterior Lights | Clubhouse | Luncheons

Director Communications

PJ Waltenberger 4742

217.412.4700 | p.j.patterson@comcast.net

Newsletter | Resident List | Website

Constitution | Written Procedures

HOA Meeting Packets

Volunteers

Irrigation, Leonard Perlmutter 4708 217.619.1355

Voting, Lester Park 4770 803-316-4415 (Text)

Pond & Geese, Steve Dennee 217-422-0712

Have a Suggestion?

The HOA Suggestion Box is Located in Clubhouse

Please remember your suggestion must be signed to be read

Publication Dates

- Resident's Lists: Quarterly Mar, Jun, Sep & Dec
- Other Information Sheets: June & December
- Permanent Memos: As needed, Place in your Red Book
- Just So You Know Email: As needed
- Newsletter items due to PJ Waltenberger 3rd Friday
- Newsletter Published 4th Friday
- Not getting emails | go to junk/spam file and find newsletter p.j.patterson@comcast.net Right click never block this sender
- HOA communications can be picked up in clubhouse. A file box with all unit numbers is under the bulletin board.