

**ARBOR STATION HOMEOWNERS SERVICES, INC.**  
**BOARD MEETING**  
**JANUARY 29, 2008**  
**AGENDA**

**Board:** Larry Yockey, President/Treasurer      Carol Yockey, Secretary  
Open, Vice President  
Danny McCullough, member                      June Keen, member  
Larry Mahle, member                              Kim Knell, member  
Neil Gerstenberger, member                  Brian Hawkins, member  
Ralph Lane, member                              Todd Snodgrass, member

**Election of officers**

**Randy Cooper (City Arborist) - Update on the Douglasville Tree Ordinance**

**Approval of the minutes of the Annual Board meeting held December 1, 2007**

**Business:**

- WARNING signs for the sign posts and fencing
- Set the rental fee at \$75.00 for The Club Family Center

**President's Report**

- Installed mulch in front of The Family Center closing off parking area.
- Relocate Lantana's into planters for The Family Center and Arbor Parkway
- Convert to BB&T for associations banking
- We will continue to stay on well water for the pools thru 2008
- Rental Income for 2007 \$ 14,058.25
- Last minute cost cutting kept us in the black for 2007 \$ 94.03

**Collection's Report**

- 2008 Swim/tennis membership:                      80 (Last Year 71)
- Number of delinquent members:                      393 (Last Year 362)
- Number of Paid members                              246 (Last Year 275)

**Treasurer's Report**

**New Business**

**Homeowner's Participation**

**Adjourn Meeting**

**For Information Only:**

Projects:

1. Install fencing in Pool/Patio areas
2. Landscape Community Center & Pool area
3. Reseal and stripe parking lot
4. Replace the four gazebos

Repairs:

1. Repair hand railings for both pools
2. Repair holes in the parking lot
3. Repair pool & coach lights for both pools

Maintenance:

1. Stain/seal the deck and back stairs to The Community Center
2. Contract with Leak Detection Co. to determine if pools have any leaks
3. Mulch & pine straw islands and flower beds
4. Pressure wash the pool decks & tennis courts
5. Add sand to the Volley Ball Court

**MINUTES  
ARBOR STATION HOMEOWNERS SERVICES, INC.  
BOARD MEETING  
JANUARY 29, 2008**

Meeting called to order at approximately 7:45 p.m. at The Club Family Center. Quorum established.

Attendees: Larry Yockey, President/Treasurer  
June Keen, member  
Ralph Lane, member  
Danny McCullough, member  
Larry Mahle, member,  
Neil Gerstenberger, member  
Brian Hawkins, member  
Kim Knell, member  
Todd Snodgrass, member  
Carol Yockey, Secretary

Absent: (All Board Members present for meeting)

**Election of Officers for 2008**

Motion: Elect Larry Yockey as President of Arbor Station Homeowners Services, Inc.  
Vote: Unanimous approval.  
Resolved: Larry Yockey is elected President of Arbor Station Homeowners Services, Inc.

Motion: Elect Larry Mahle as Vice President of Arbor Station Homeowners Services, Inc.  
Vote: Unanimous approval.  
Resolved: Larry Mahle is elected as Vice President of Arbor Station Homeowners Services, Inc.

Motion: Elect Larry Yockey as Treasurer of Arbor Station Homeowners Services, Inc.  
Vote: Unanimous approval.  
Resolved: Larry Yockey is elected Treasurer of Arbor Station Homeowners Services, Inc.

Motion: Elect Carol Yockey, with non-voting status, as Secretary of Arbor Station Homeowners Services, Inc.  
Vote: Unanimous approval.  
Resolved: Carol Yockey is elected Secretary of Arbor Station Homeowners Services, Inc. in a non-voting capacity.

Randy Cooper, City Arborist, updated those present on the Douglasville Tree Ordinance.

**Approval of Minutes:**

Motion: Approve Minutes from the Annual Board Meeting on December 1, 2007.  
Vote: Unanimous approval.  
Resolved: Minutes of the December 1, 2007 Annual Board Meeting are approved and entered into the Association records.

**Business:**

A discussion was held regarding the posting of a warning sign to deter homeowners from defacing the sign posts and fencing within Arbor Station.

Motion: Approve the posting of warning sign notifying homeowners they will be charged for defacing sign posts and fencing within Arbor Station.  
Vote: Unanimous approval.  
Resolved: Posting of warning signs notifying homeowners that they will be charged for defacing sign posts and fencing within Arbor Station is approved.

A discussion was held to set rental of The Club Family Center at \$75.00/rental.

Motion: Approve rental of The Family Center for \$75.00/rental.  
Vote: Unanimous approval.  
Resolved: Rental for The Family Center will be \$75.00/rental.

**Reports:**

President's report given by Larry Yockey. Treasurer's and Collections reports given by Larry Yockey. Written reports presented and maintained in the Association records.

**New Business:**

Ralph Lane informed the members of the Board that due to circumstances beyond his control he must resign his position on the Arbor Station Homeowners Services, Inc. Board. Members of the Board thanked Ralph for his years of service.

**Homeowner's Participation:**

Question: Can we get the wooden light poles in Springwood replaced? All of the old wooden light poles are rotting and falling apart.

Answer: We will contact Georgia Power and request that they be replaced.

Motion: Adjourn the January 29, 2008 Board meeting.

Vote: Unanimous approval.

Resolved: The January 29, 2008 Annual Board meeting is adjourned at 8:50 p.m.