

Arbor Landing Homeowners Association Board of Directors Meeting Minutes
6201 Ironbridge Parkway, Chester, Virginia 23831
Tuesday, MAY 27, 2025 @ 6:30 PM

I. Welcome and Call to Order

The ALHOA meeting was called to order at 6:30 p.m., by the President, Iris Adams.

II. Introduction of Board Members/Roll Call and Quorum Status

The roll call was done, and quorum was confirmed. The Board members present were Iris Adams, President; Eugendra Barrow, Secretary; Community Partners were represented by Melanie Culbreth.

III. Approval of Agenda

Eugendra Barrow made a motion to approve the agenda. Seconded by Iris Adams.
Motion carried.

IV. Approval of APRIL 22, 2025 Minutes.

Eugendra Barrow motioned to approve April 22, 2025 minutes. Seconded by Iris Adams. Motion carried.

V. Reports

- A. **President Report – No Report –**
- B. **Secretary – No Report**
- C. **Treasurer – No Report**
 - **Financials – NO REPORT**

D. Office Report – See Cynthia Ragsdale’s Report

- **Melanie Culbreth gave report.**

E. Committees

1. Social [Iris Adams]

- Social Committee – was canceled and will be rescheduled.

2. ARC [Iris Adams]

- Applications received and approved in a timely manner.

3. Pool [Iris Adams]

- WILL START IN MAY AND WILL HAVE COMPLETED BEFORE POOL SEASON.

VI. Management – [Melanie Culbreth] – Gave Report.

- **Violations/Lawn Care** – 52 Violations

VII. Old business

- Both swimming pools were acid-washed.

VIII. New Business

- Iris Adams – Have quotes for the mold situation. They will scope the Clubhouse to see if have mold. Melanie Culbreth will send information to Cynthia Ragsdale. Tabled until the next meeting regarding the mold situation. Grants Terminate and Mold Services is one of the vendors.
- The CDs are up for renewal. If we do not cash them, they will automatically renew. Melanie Culbreth stated rates are still going down. Tabled until next meeting.

IX. Member's Voice

No member's voice.

X. Adjournment

- Eugenia Barrow made a motion to adjourn **the meeting at 6:46 p.m. Seconded by Iris Adams. Motion carried.**