



Resident Newsletter



Fall/Winter 2023

IMPORTANT DATES

UPCOMING COMMUNITY EVENTS & HAPPENINGS *

OCT. 15	Pool closes for the season
OCT. 28	Trunk-or-Treat and Chili Cookoff, 4 p.m. at Clubhouse
NOV. 11	Veterans Day Observance, 10 a.m. at the Clubhouse
DEC. 10-17	Holiday Lights Contest voting period (ballot will be online)
DEC. 17	Annual Holiday Party, 4 p.m. at the Clubhouse

* Note: Event dates are subject to change due to weather or other mitigating factors.

BOARD MEETINGS 2nd Wednesday of each month

NOVEMBER
8

DECEMBER
13

JANUARY
10

The Villages at Godley Station

Property Management Information

Sentry Management
Community Managers
Amy Dean
adean@sentrymgt.com
Sam Gibbs
sgibbs@sentrymgt.com

Clubhouse address (no mail delivery):
306 N. Godley Station Blvd.
Pooler, GA, 31322
godleyhoa.com

Office Address:
101 W. Mulberry Blvd.
Suite 225
Savannah, GA 31407
912-330-8937

HOA elections are coming up - we need you to volunteer!
VOLUNTEER TO RUN FOR THE BOARD OF DIRECTORS! INFO INSIDE.

Greetings friends and neighbors of the Villages at Godley Station! This newsletter is packed with informative articles and important updates about recent HOA improvements, changes and ongoing initiatives. We hope you'll read each one and take advantage of the new opportunities to engage in communication with your fellow residents and become more involved in the community.

We're proud of our recently unveiled online community forum, newly formed volunteer committees, upgraded security system and all the wonderful events we have planned for residents to enjoy. No matter where your interests lie, the HOA has plenty of options for everyone to take an active role in the community. The open spaces committee, amenities committee and activities committee offer members the chance to take part in the operation, appearance and plans for The Villages at Godley Station.

Those whose schedules don't permit them to sign up for a committee can still support the community by attending planned events and board meetings. Doing so is a great way to meet neighbors, stay informed and see our HOA efforts in action.

We genuinely hope each HOA member feels deeply connected to where they live. Our residents make this a wonderful community, and we're happy you're here!



YOUR DUES & BOARD OF DIRECTORS *IN ACTION*

We've celebrated quite a few impressive upgrades, new features and improvements to our community over the past year. To give our residents an idea of all they have to be proud of, we've compiled a partial list of how your HOA dues and our board members' dedication have helped to make our community a wonderful place to live. We're especially grateful to all our board members who have dedicated their time and talents to these accomplishments:

- Unveiled a new online community forum exclusively for HOA members to communicate efficiently with each other and with the board members
- Updated the facilities security system to better prevent non-HOA members from accessing and disrupting residents' enjoyment of their amenities
- Installed a new net at the volleyball court
- Began holding meetings for several of the new committees that were formed in the spring
- Hosted several successful, well-attended community events, including the Ice Cream Social and Back-to-School Bash



Below are some upgrades/maintenance/projects that are planned for the coming year or are being considered for future implementation:

- Refreshing the mulching around the playground and the sand at the volleyball court
- Swimming pool repairs and updates in anticipation of the 2024 season
- Updated the tennis courts with new lights
- Adding more aesthetically pleasing fencing and/or landscaping to surround the City of Pooler's pump/lift station on Pampas Drive
- Ongoing landscaping and beautification projects, including holiday-themed outdoor decor and sprucing up of common areas/green spaces

HOA LAUNCHES COMMUNITY FORUM

RESIDENTS CAN VISIT THE
ONLINE PLATFORM TO
GET HELPFUL NEWS WHILE
COMMUNICATING WITH
NEIGHBORS & THE BOARD


Developed by HOA board members
and communications staff

The Villages at Godley Station recently unveiled an online community forum, hosted on the HOA's website, to allow residents to communicate with each other, committees, and with board members. To access the forum, residents must go to www.godleyhoa.com and register as a user by creating an account. When creating a member account, residents must do so using the email address they have on file with Sentry, the HOA's community management agency. Once registration has been submitted, the resident will be approved as a member and will be able to enter the forum, make and respond to posts, and read their neighbors' comments. The forum will also be a platform for the HOA board to share news and announcements with residents.

INFORMATION SHARED WILL BE EXCLUSIVE TO RESIDENTS


The forum will be housed on the site under a "members only" area so that only residents of The Arbors and Copper Village may view the information within. Comments and concerns requiring a response from the






General Discussion
Share general thoughts, photos and ideas for our community

9 2 Following



Amenities and Facilities
Share questions, comments and concerns related to amenities/facilities here (clubhouse, pool, playground, courts, etc.)

0 0 Follow



Open Spaces
Share questions, comments and concerns pertaining to common green spaces, park, landscaping, etc. here.

0 0 Follow

board of directors will be addressed within the platform, ensuring communication is seen only by those within the neighborhood and not the public at large. The member forum will serve as a source of information and truth for the Villages at Godley Station. Questions and inquiries will be responded to, and all content posted to the forum will be properly vetted to ensure residents truly are getting the most accurate and current information. Any malicious subject matter will not be allowed. Posts that make unfounded references or inaccurate claims will be fact-checked and


supplemented with a post noting the results of the fact-checking process. The board wants residents to feel confident to rely on the information provided through the forum. "We're pleased to offer this platform to connect members of our community and increase engagement through efficient communication. We are committed to making the platform a welcoming online environment where members feel comfortable expressing themselves and confident in the information they are given," HOA President Scott Fairchild said. "The board believes the forum will help to reduce conflicts and misunderstandings while identifying issues that can be dealt with swiftly, before larger problems arise."

ONE TRUSTWORTHY SOURCE OF VALUABLE INFORMATION


The HOA will reduce its presence on non-official platforms, such as NextDoor, Facebook, and Instagram. This shift is designed to encourage community members to visit the forum for clear and accurate answers to their inquiries and concerns, rather than post on open sites where any user can issue a response that lacks clarity, transparency, and validity. Social media accounts, such as Facebook and Instagram, will continue to be utilized to mirror content from our official VGS website that is softer in nature, such as activities and celebrations, quick and informal reminders, community photos, and helpful tips. Sign up today to begin enjoying the HOA's online forum by visiting www.godleyhoa.com and creating your member account.

Get involved today – join a committee!


The Villages at Godley Station's HOA has four volunteer committees that residents are encouraged to join in order to make a difference in our community. To learn about the different opportunities, please explore each's committee's page and select the one you're most interested in. The committee chairperson will be in touch soon about the next meeting.



Events & Activities
Committee



Open Spaces
Committee



Amenities & Facilities
Committee

ENHANCED SECURITY FOR AMENITIES

UPGRADED SYSTEM WILL PREVENT FACILITIES USAGE BY NON-HOA MEMBERS

The Villages at Godley Station's HOA security measures are the community's first line of defense in protecting people, property, and assets. Keeping that responsibility top of mind, the board of directors recently started an upgrade to the amenities security system to help ensure neighborhood resources are accessible only by residents who are rightfully entitled to enjoy them.

Despite extensive efforts to restrict usage of the community's swimming pool, playground, and athletic courts to members of The Arbors and Copper Village, the facilities were repeatedly infiltrated and damaged by non-residents. After multiple costly repairs of destroyed locks, broken fences and other unauthorized points of entry, the HOA has upgraded access features and deployed digital surveillance systems to maintain 24/7 security at our facilities.

HOW THE UPDATED SYSTEM OPERATES

The enhanced system includes video motion tracking with intercom and access control that senses when an individual approaches a securely locked gate. If the visitor does not enter using their app after a reasonable amount of time, the system issues a warning directing users to either open the gate with the app or leave the amenities area immediately before police are called. If the visitor continues to loiter or begins to tamper with the gate or lock, alarms will sound with a flashing strobe to encourage the violator(s) to leave. If the person still refuses to leave, then the police are contacted and the violator(s) is informed the authorities have been called.

The system's intuitive



The newly upgraded security system (alarm, cameras and loud speaker pictured above) will protect the HOA's amenities, like the playground and fitness center (pictured below) so they may only be utilized by VGS residents.

interface also detects when multiple people enter a gated area using just one app and will employ security measures accordingly, preventing residents from holding open a gate so that non-residents can piggyback on their entry. Each user must enter using their own app. Each adult VGS resident with access is allowed up to four guests. Minors with signed waivers and access are not permitted to have guests. When multiple people are detected in one protected area and access swipes of the app do not match up accordingly, the monitoring service will be alerted.

The monitoring service can speak with the individuals present



also cause an alert to the monitor, which will proceed to direct, via voice instructions, the last person to enter to ensure the gate is closed properly.

RESIDENTS NEED APP AND PIN TO ACCESS AMENITIES

"The HOA board of directors wants our residents to live and enjoy our community facilities in peace, knowing their families are safe and protected. By enhancing our existing access controls and monitoring, we're trying to ensure that no unauthorized people monopolize, damage, or otherwise abuse our amenities," HOA President Scott Fairchild said. "When accessing the amenities, please be mindful of the new system and enter gated areas accordingly to avoid activating alarms that will trigger security response.

Residents who have not downloaded the app and have not been assigned a PIN code to pair their phone to the HOA's security system need to contact Sentry Community Management. Email adean@sentrymgt.com or sgibbs@sentrymgt.com to request a PIN, which will provide access to the neighborhood amenities. Both the app and the PIN are free to Villages at Godley Station residents.

If you are not able to accomplish this or have any concerns while trying to do so, you may contact Scott Fairchild, Scott.Fairchild@GodleyHOA.org for further assistance.



FLY FLAG PROUDLY & PROPERLY

KEEP OLD GLORY IN GOOD CONDITION, FOLLOW PROPER ETIQUETTE WHEN DISPLAYING AMERICAN FLAG OUTSIDE HOMES

Developed by HOA board members and communications staff

The Villages at Godley Station is home to many patriotic and proud residents, which is something greatly valued and appreciated by our community. It's no surprise that many homes display American flags, as doing so is an admirable way to demonstrate love for our country. But with the brutal weather, extreme temperatures and intense sunshine synonymous with Coastal Georgia, a patriotic gesture won't have as much of an impact if the stars and stripes begin to show signs of wear and tear.

Ensure your flag is in good condition before you fly it. Many flags can be washed gently in mild detergent to eliminate dirt, mold and mildew. Repair small tears by hand if the stitches won't be too noticeable. Flags that are heavily torn, stained, or too faded should not be displayed.

When raising your American flag, make sure the orientation is correct – the side with stars should go to the viewer's left, if hung vertically. Be careful not to reverse that or hang flags backwards or upside down. Hang your flag high enough so that it's not touching the ground or anything beneath it, and always fly the American flag above all other flags. When night falls, it's time to lower your flag unless it's illuminated. According to customs,



Old Glory should only fly between sunrise to sunset.

The majority of flags these days are designed for all-weather usage. If yours is not, though, you'll want to avoid displaying it in the rain to extend the life of the material. The flag can be partially lowered, to half-staff, on certain days of the year, such as national days of remembrance, to mark national tragedies or to acknowledge the death of a government leader, first responder or military member. To know when you should fly your flag in this fashion, you can sign up for half-staff alerts from websites such as flagsteward.org.

When it's time to store your flag, take care to prepare it properly. Follow traditional

folding technique by first holding it parallel to the ground, employing the help of another person if needed. Fold the lower stripes lengthwise over the blue Union rectangle, keeping the flag's edges straight and clean. Fold it lengthwise again, leaving the blue Union on the outside. Next, bring the striped corner of the folded edge to the open edge of the flag to make a triangular fold. Turn the outer point parallel to the open edge to make a second triangle, and keep making triangular folds until the flag appears as a triangle of blue and white stars.

This story utilizes information from a story published on www.goodhousekeeping.com.

RESPECTFUL DISPOSAL BOX AT CLUBHOUSE

Content provided by the Villages at Godley Station

For the convenience of our residents, the HOA board has provided a box at the clubhouse for proper American Flag disposal. Community members are encouraged to drop off old, worn or damaged flags there.

Our board members will periodically collect the surrendered flags from the box and deliver them to the Veterans of Foreign Wars (VFW), where they will be properly discharged from service with the respect and gravity that is required. There is, of course, no charge to leave flag in the disposal box.



SCENES FROM AROUND OUR



Residents of the Villages at Godley Station enjoy many amenities as well as a wide variety of free community events, organized and hosted by the HOA to help neighbors meet each other while spending quality time with their families. Some of the most recent gatherings included an Easter Egg Hunt in April — featuring treats, snacks, games and crafts — the annual Ice Cream Social in June, and the Back-to-School Bash in August, where attendees enjoyed hotdogs, chips and cookies for lunch, played games, and picked up some free school swag bags.

WONDERFUL NEIGHBORHOOD



SUBMIT
YOUR
Photos 

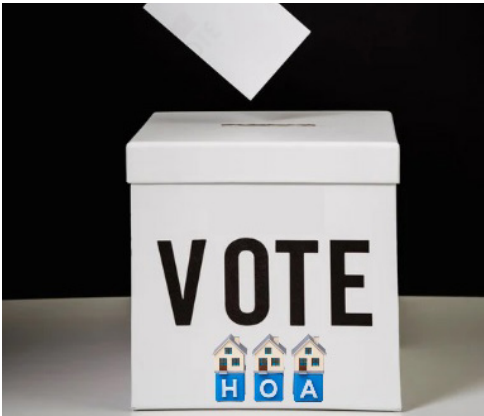
Did you take photos of families and residents having fun at one of our community events? Email them to our communications manager at hollie.barnidge@godleyhoa.org and we just might publish them in the next newsletter!

HOA PREPARES FOR ANNUAL ELECTIONS

INTERESTED RESIDENTS SHOULD SUBMIT A CANDIDATE NOMINATION FORM

The Villages at Godley Station's Homeowners' Association will conduct the annual board of directors elections in January at the Annual Meeting. In order to ensure plenty of time for ballot preparation and dissemination, the candidate nomination period will open on Wednesday, Nov. 1. Anyone who is interested in serving on the HOA board is encouraged to fill out a nomination form (included in this newsletter on the following page) and return it by Wednesday, Nov. 15.

Forms can either be mailed to Sentry at 101 Mulberry Blvd., Ste. 225, Savannah, GA 31407, or scanned and emailed to community managers Amy Dean at adean@sentrymgt.com or Sam Gibbs sgibbs@sentrymgt.com. A ballot will be produced and mailed to residents by mid-December, along with an agenda and packet of informational materials for the



January Annual Meeting, which is open to all residents. Ballots may be mailed in to Sentry, scanned and emailed, placed in the secured drop box at the entrance of the clubhouse, or submitted at the Annual Meeting.

Board candidates must be in good standing with the community, having no outstanding dues or fees levied against them. Board members operate in a completely voluntary capacity after being elected by the residents of the Villages at Godley Station to act in the community's best interest. They abide by the HOA's bylaws, which govern how the association operates and contain

the guidelines by which the community is operated. Elected board members are required to attend the HOA's monthly meetings on the second Wednesday of every month. They also serve on and lead the HOA's various committees, including open spaces, events & activities, and facilities & amenities, among others. Board members are highly encouraged to attend and help with community events and celebrations, such as the annual holiday party, Easter egg hunt, back-to-school bash, and trunk-or-treat.

Serving on the board requires a commitment of 6-8 hours per month in meetings plus numerous hours of uncounted voluntary efforts to prepare for those meetings plus help with the daily guidance for current issues and events, but it is a rewarding experience. Having an active board safeguards the community's property values and helps to ensure residents' satisfaction, safety, and happiness. Becoming a board member is a great way to funnel your energy into solving community problems, meet new people, and ensure the neighborhood's rules and regulations are reflective of our community's nuanced needs and priorities. Please consider running for the board to make a difference and improve your community.

ADVERTISE IN THE VILLAGES AT GODLEY STATION NEWSLETTER

In an effort to increase revenue for the HOA, we are now allowing advertising in our newsletter.

Next Issue: April - Spring/Summer Issue (Ad space reservation deadline: March 4, 2024)

AD TYPE	AD SPECS	AD RATES
¼ Page (smallest ad available)	4.25" x 5.5"	Non-resident: \$100 Resident: \$80
½ Page	8.5" x 5.5"	Non-resident: \$150 Resident: \$120
Full Page	8.5" x 11"	Non-resident: \$200 Resident: \$160



For complete information on ad submission, format and guidelines, please contact the Communications Manager at hollie.barnidge@godleyhoa.org or visit our website at godleyhoa.com.



Dear Neighbor,

You are invited to participate in the annual voting of the 2024 HOA board of directors of the Villages at Godley Station Homeowners' Association. Once the nomination period is complete, ballots will be prepared and provided to residents who may vote by filling out their ballots and either mailing them back, emailing them to our community manager, or returning them during the Annual Meeting and budget presentation, which will be given in January 2024. More information about the date, time and format will be provided through the HOA's website, social media and message boards well ahead of time. The presence of a quorum — twenty (20) members in good standing, present in person or by proxy — is required at all annual meetings of members.

In accordance with the VGS Bylaws, the board has formed a Nominating Committee to present Association members a slate of qualified candidate(s) for election to the open board position(s). In accordance with our covenants, we are not electing specific committee / board positions; board member positions are decided by the new board at the first meeting of the year.

To be elected to the board, you will need to commit at least 6-8 hours a month for monthly board meetings plus any time it takes to perform the duties of your position. Board members serve 2-year terms, depending on the board officer position they agree to after being elected. The Nominating Committee requests that VGS members who would like to stand for election to the board to indicate their interest by submitting an application by mail or email no later than November 10, 2023, in order to be included on the ballot, which will be mailed to residents and posted online in November. The ballot will also provide spaces for write-in candidates. A written ballot may not be revoked. Send nominations to:

Mail: 101 W. Mulberry Blvd., Ste. 225, Savannah, GA 31407

**Email: adean@sentrymgt.com
sgibbs@sentrymgt.com**

APPLICATION FOR NOMINATION TO A 2024 VGS HOA POSITION

I, _____, a homeowner in good standing (**no past-due fees or HOA dues**) in the VGS HOA, wish to stand for election to a position on The Villages at Godley Station Homeowners' Association Board of Directors. I would like to serve the VGS community for the following reasons:

The following professional, community, and / or educational experience will aid me to perform this position:

Please attach additional pages if you require more space for the above statements.

Print Name

Street Address

Signature

Phone number



WHAT'S NEW IN AND AROUND POOLER

The following list is not complete and businesses planning to open in Pooler are subject to change. You can always monitor the local Pooler Planning and Zoning minutes at pooler-ga.us to find out some of the businesses that are being proposed and approved for our community.

RECENT OPENINGS 2022-23:

- Zaxby's (new location off I-16)
- PhatGirlz at Brought Market-Tanger Outlet
- The Crown & Anchor Pub
- Serenity Medspa of GA
- Viet Huong
- Skinny's Salads
- Chipotle (new location off I-16)
- Rita's Italian Ice and Frozen Custard
- The Crown & Anchor Pub
- Trulieve Medical Cannabis Dispensary
- The Toasted Yolk Cafe
- Mad Maggie's Brewpub
- Bernie's Oyster House
- Sunrise Breakfast
- J.C. Lewis Ford
- Zip Bob Korean BBQ
- Grayce N' Merchy
- Nara Revolving Sushi

COMING SOON 2023-24:

- Harbor Freight
- Dam Fine Cigars
- Dave and Busters
- Victoria's Secret (Tanger Outlet Mall)
- Big Shots Golf
- 912 Korean BBQ & Hot Pot

Villages at Godley Station's

TRUNK-OR-TREAT & Chilli cookoff

4 P.M. SATURDAY, OCT. 28 AT THE CLUBHOUSE

Free to residents

Sample chili entries and vote for your favorite! Candy and treats for kids!

Prizes for the best chili! To enter your chili, email hollie.barnidge@godleyhoa.org for details









TOGETHER *For Pooler*

Diverse voices and experiences. A spirit of kindness and collaboration.
And an optimistic, shared vision for the future of our city.

This is what makes Pooler home; and these ideas
are what draw us together as candidates for Pooler City Council.

Learn more about what it means to be united for our city at

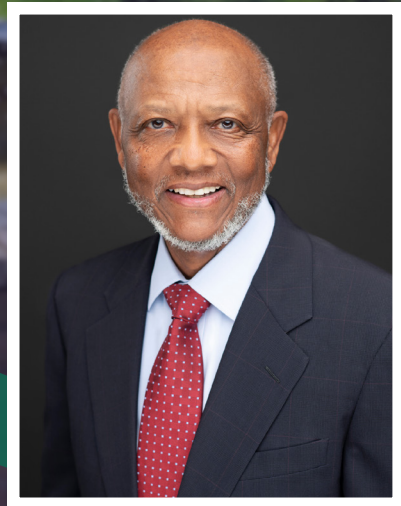
TOGETHERFORPOOLER.COM



Michael Carpenter
City Council Candidate



Aaron C. Higgins
Incumbent
City Council Candidate



Tom Hutcherson
Incumbent
City Council Candidate

We're visiting your neighborhood!

Visit our website to learn more about your upcoming Meet & Greet event.

★ ★ Vote Nov. 7 for Pooler Mayor ★ ★

KAREN WILLIAMS

I A.C.T. FOR YOU!

Integrity • Accessibility • Communication • Transparency

Over the last four years, I've ...

- decreased flooding in Godley Station by upgrading and maintaining drainage canals
- repaved local roads and painted striping to reduce accidents and promote public safety
- added Fire Station #5 which provides overlapping service to our neighborhoods
- kept residents and businesses continuously informed via social media platforms

But we can't stop there!

Learn more about how we plan to
keep moving forward at

KARENFORPOOLER.COM

[Facebook.com/KarenForPooler](https://www.facebook.com/KarenForPooler)



Your Neighbor, Your Voice