

**Malvern Club, Inc.**  
905 Malvern Drive  
Madison, VA 22727  
<http://malvernofmadison.org/>

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**Minutes:** Board of Directors Meeting, March 10, 2011

Meeting called to order at 7:05 pm by President Jerry Monnat

**Board members present:** Jerry Monnat, Joe Graham, Ed Johnson, Barry Gates, Jason Woodward, and Fran Sestak

**Members present:** Frank and Barbara Sargent, Donald Nicholson, Leona Yoder, Bob and Claire Anderson, Angie Wiseman, Diane Cross, Norm Hensel, Larry and Catherine McClellen, and Shawna Gates.

The minutes of the February 10, 2011, Board of Directors meeting were approved.

**Treasurer:**

1. February income was \$30,692 of this \$30,000 was from dues. Expenses totaled \$16,004. Of this, \$10,527 paid off the road/dam loan. This paid off the last of Malvern's loans. Expenses also included \$3,740 for a down payment for work that has been done in the clubhouse. Our current balance \$123,365 and \$2,500 is in escrow.

2. Bill from insurance company: We usually get two bills from the insurance company. The first bill was for \$537.00 which has remained the same for several years. The second bill has increased \$300.00. We paid \$2,250.00 last year. This year the bill is \$2,550.00. The coverage is the same but the price has increased. Based on past research of others attending the meeting it was suggested that we more than likely will not find another insurer who will offer rates as low as we are now paying, even with the increase.

**Roads:**

Rappahanock has been working their lines in the neighborhood.

**Secretary:**

1. Have been calling and looking for people interested in running for the board. We still need a member or two to commit to running for the soon to be vacant positions.

2. Bids have been submitted for the common area mowing contract. The board will look at the submissions and make a decision on which bid will receive the contract.

3. The board will look into making a form to have a more consistent and comparable bid format for the bids next year. The number of times that mowing is required is an estimation. The amount of times that is specified on a bid or contract needs to be flexible. Mowing needs to be done according to the amount of growth.

**Architectural Committee:**

1. The Millers have finished with the addition to their home. There has been no road damage. A motion was passed to refund the road escrow to the Millers.

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### **Common areas and lake:**

1. Spillway has been kept clear.
2. Someone has been driving on the dam. For the safety and integrity of the dam, a cable will be placed to keep vehicles from driving onto the dam.

### **Clubhouse and pool:**

1. New glass doors have been put in to replace the old inefficient ones. A sincere thank you to Frank and Barbara Sargent for repainting the rooms in the clubhouse and making the rooms look beautiful.
2. Three of the old windows in the clubhouse have lost their gas. The clubhouse and pool committee will look into filing a claim with the manufacturer to get this situation fixed.
3. New blinds are needed for several of the clubhouse windows. A motion was passed to purchase the blinds.
4. The pool will open on the 28<sup>th</sup> of May.
5. The noise level of the parties at the club house has at times been a concern. The rules and county ordinances will be researched.
6. The yard sale situation has always been issue. The community yard sale up at the clubhouse has been a failure. Members of Malvern do not participate in this event and still hold them at their houses on their own. On a trial basis, Malvern is going to have a community yard sale day where people will have the sale at their home, but only on the specified day. The community will put an ad in the newspaper and yard sale signs will be permitted on the seller's property for the day. A motion was passed to try having a yard sale in this fashion. An amendment to this motion was passed to suspend the guidelines that were put into place previously that stated that the yard sale must be at the clubhouse.

### **New business:**

1. There has been some concern about the lawn damage done by Rappahannock. Concerns should be addressed to Cathy Stunkle, Senior Distribution Designer at Rappahannock Electric, 727-2147.
2. Barry, the secretary, wanted to thank Joe, Ed, and Frank for all of their help in the search for board members. If anyone knows of someone that they think would have an interest in being on the board, please contact Barry Gates at 540-738-2083.
3. A member wanted to thank all of the people who work toward making Malvern such a beautiful place to live.
4. Thanks also to Shawna Gates for providing coffee and cookies for those present at the meeting.

Meeting adjourned at 8:07pm.