



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

---

Board of Directors Meeting, Thursday, June 14, 2018, at the Clubhouse, called to order at 7:02 p.m.

Board Members Present: Fred Bourque, Rick Collins, John Shanley, Rodney Taylor, Diana Wright;  
Members Present: Troy Booth, Ceil Collins, Doug Davis, Grover Dean, Chas Egen, Tanya Klemick,  
Larry McClellan, Karen Pilkerton

**Decisions and Actions**

Minutes of the May 10, 2018, Board of Directors meeting were approved unanimously.

Applications for construction of new residences on Lots 88 and 131 were approved unanimously.

An application for erection of a shed on Lot 185 was not approved.

**Committee Reports**

**Treasurer:** Diana provided the status of the association's finances.

**Roads:** Reporting for TJ Wright, Diana said the paving survey should be completed before the July Board meeting. The paving schedule for 2018 will then be prepared.

**Grounds & Lake.** Rick reported that the Clubhouse, Annex, and Mailbox shed had been power washed at a cost of \$445. He is going to have MSL add mulch to the grounds around the mailboxes and see if they can landscape the Malvern sign island and no parking area along the fence. He will also put up a sign at the exit of the drive-through to keep people from entering from the wrong end. Rick also reported that someone had constructed a rock dam in the spillway; he removed it.

**Architecture:** Reporting for Jason Woodward, Fred presented an application submitted by Al Esh, Country View Homes, for construction of a house on Lot 131, Powderhorn Lane. The application was approved unanimously.

Fred presented an application submitted by Troy and Melissa Booth for construction of a house and shed on Lot 88, Windmill Lane. Troy said the shed would be delivered red but would be painted on-site to match the color of the house (sage green). The application was approved unanimously.

Fred presented an application submitted by David and Tanya Klemick for erection of a shed on Lot 185, 589 Liberty Lane. The Architecture Committee had not completed its review of the application or made a recommendation for approval, but Fred said the application was complete and had been submitted sufficiently in advance of the Board meeting; the Board decided to take it up for consideration. Fred and John voted aye; Rodney and Rick voted nay. (Diana had to leave the meeting before this vote was taken.) By a vote of 2 to 2, the application was not approved. Karen advised the Board that all architectural applications need to be reviewed by the Architecture Committee, as required by the governing documents, before coming before the Board. Several members advised the Board to take the issue of metal structures to the membership for consideration.

## **Approved Minutes Malvern Club, Inc.**

---

### **Old Business**

**Security & WiFi:** Diana had requested before the meeting that the security system and WiFi be re-established in the Clubhouse Office. Rick said he would get together with Chas and Ed to set it up.

**Flag Light:** Fred and Rick said they would see if the flag light could be integrated with the electrical box of one of the pole lamps.

**Malvern Drive Strip:** This question will be put on the October Membership Meeting agenda.

### **New Business**

**Lake Condition:** Larry said the grass in the lake is too high for the fish. We need to add more carp, but not too many. Rick said he would get some carp.

**Entrance Appearance:** Karen said the entrance needs attention. (See Rick's comments above.) Karen suggested that the fence be replaced with a more attractive one.

The meeting adjourned at 8:28 PM.

### **Submitted:**

Fred Bourque  
Secretary, Malvern Club, Inc.