



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

Board of Directors Meeting, Thursday, December 13, 2018, at the Clubhouse, called to order at 7:00 p.m.

Board Members Present: Fred Bourque, Rick Collins, John Shanley, Rodney Taylor, Diana Wright, TJ Wright; Members Present: Carol Beaver, Ceil Collins, Grover Dean, Susan Korfanty, Pam Luthman, Gary & Karen Pilkerton, Ellie Tarbous.

Decisions and Actions

Minutes of the November 8, 2018, Board of Directors meeting were approved.

Committee Reports

Architecture. Fred advised that the only architecture application received was from Nick and Pam Luthman for construction of a tennis court on Lot 17, 310 Malvern Drive. The Board determined that association approval is not required for this project.

Lake & Grounds. Rick reported that he had sent a letter to Delegate Freitas with information on the new lake drain requirement.

Roads. TJ said the paving contractor is preparing to redo the entrance and parts of Ashlawn Drive.

Treasurer. Diana said she had made the bank deposit of the annual reserve contribution. We now have \$200,000 in certificates of deposit earning 3% per annum, or about \$500 per month. She will file a lien on one lot that is more than one year in arrears on its dues and penalties. There are currently 10 members who are past due on their 2018 dues. She provided the following cash balances as of December 13, 2018:

Checking Account Balance	\$150,960.49
<u>Capital Reserve Funds Balance</u>	<u>\$222,446.58</u>
Check/Savings Account Balance	\$373,407.07

Social Events. Diana reminded everyone of the Christmas Party planned for December 15th. She said she had posted a notice on the website and sent it to the email list.

Firewise. Susan reported on the 2019 application progress. She said members had reported \$27,277 in 2018 fire-prevention-related expenses and 896 hours.

Old Business

Dock Road Paving. Rodney said he had spoken to the owner of Lot 45 and that the owner had agreed to do no further maintenance on the dock road. Gary and Karen requested that the Board send a registered letter to the lot owner and the Pilkertons to that effect. This question was tabled.

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Open Forum

Entrance Fence Lighting. Ellie recommended that safety lighting be installed on the new decorative fence at the entrance.

The meeting adjourned at 7:50 p.m.

Respectfully Submitted:

Fred Bourque
Secretary, Malvern Club, Inc.