

These minutes are a draft of the Board Meeting Minutes and will not become a part of the Association's formal records until they are approved by the Board at the next regular meeting. They are provided in advance of approval as a courtesy to the Association membership.

***MALA Board of Directors' Meeting Minutes
August 12, 2008***

Ben Jackson, President, called the meeting to order in the Clarksville Public Library at 7:05 p.m.

Present: Richard Allen, Mike Cottrell, Walt Cummings, Clint Dalton, Cathy D'Amato, Martha Day, Chris Henry, Ben Jackson, Jerre Mabrey, Greg Sansing, Don Szalkowski, Billy Wells, Richard Wikle, Judy Williams, Bill Woodfin

Excused: Jerry Billingsley

Absent: Skip Davis, Andy Ferguson, Larry Wood

Observers: Philip Beck, John and Joanne Gilmore, Lee Hummel, Tim Tetreault, Dewitt Vanarsdale

Guest speaker: John Feild spoke on the Smith Mountain Lake meeting on the "Water Wars" affecting Virginia and North Carolina. He stated that the Corps protocol is outdated. Mr. Feild urged everyone to get involved. Write to Congressional representatives. A new Lake interest committee is being formed in Clarksville. For information, contact Melinda Moran, Town Manager, or Mayor Kevin Algood.

Motion made to approve as written the June 10, 2008, Board Meeting minutes, previously distributed to the Board and posted on the MALA website, was seconded and accepted without dissent.

Treasurer's Report. Copies of the Profit and Loss Budget vs. Actual January through July 2008 and the MALA Proposed Budget 2009 were distributed and discussed. Motion made to approve the Proposed Budget 2009 was seconded and accepted without dissent. Motion made to approve the MALA Assessment Collection Rules and Regulations (8/5/2008) was seconded and accepted without dissent.

Old Business:

President's Report. Two-thirds majority vote of voting members was discussed. Motion made "that any change in title to common area larger than one-quarter acre in area be defined by the Board of Directors an 'issue[] of major importance' and requiring a two-thirds majority of the Association members voting" was

seconded and accepted without dissent. Motion made to accept the nominees for the Board of Directors and Architectural Committee (class of 2008-2011) and the 2008 Association Annual Meeting ballot was seconded and accepted without dissent. The Letter of Information for Merifield Acres Information Packet (draft 7/29/2008) and cover letter to area broker owners on mandatory and non-mandatory units (draft 7/29/2008) was tabled for further revision. Richard Allen suggests a "Thank You" to those who contribute to the assessment income. Publication of a good payers' list for the voluntary units was also suggested. Both suggestions will be discussed with the Treasurer and further considered. Following discussion, motion to cast the two MALA lots in an election or decision was tabled for review of the MALA Bylaws.

Secretary's Report. Nothing to report

Open Forum:

Architectural Committee Report: No report

Standing Committee Reports:

Appearance and Beautification. No report

Aviation. No report

Common Areas and Facilities. With inputs from other Committee members, granted request to Bob Epling and John Kuniholm to remove trees for aircraft access to Unit 8E, lot 175, providing there is no liability to Merifield.

Community Events. Nothing to report

Deer Control. The Deer Control Committee started the early hunt for deer without antlers around August 1, 2008.

Finance. The Association's reserve fund is currently \$82,975.00, an increase of \$3,467.00. The Association's CD (automatic four-month roll-over) is \$61,915.00, earning 2.4 %.

Governance. Since the June 10, 2008, Board Meeting, the Governance Committee has met three times, Tuesday, June 17, at the Cummings' on Darcy Drive, Tuesday, July 15, at the Williams' on Oak Run, and Tuesday, July 22, at the Cottrells' on Elm Place. President Ben Jackson participated in the June 17 meeting.

The cover letter notifying the membership of the Association Annual Meeting, Sunday, September 28, 2008, that was distributed to the Board June 10, was finalized. The Committee has developed the following additional documents. Together with the President, Treasurer, and past Treasurers, the MALA Assessment Collection Rules and Regulations (draft 8/5/2008). Together with the President and several other Board members, the Letter of Information for MALA Disclosure Packet (draft

7/29/2008) and the Letter of Information for Merifield Acres Information Packet (draft 7/29/2008). Together with the President, a cover letter to area broker owners re. mandatory and non-mandatory units (draft 7/29/2008), to which copies of the Letters of Information for MALA Disclosure Packet and Merifield Acres Information Packet will be attached. Together with the President, several Board members and the Maintenance Manager, MALA Dangerous Trees Rules and Regulations (draft 7/24/2008) with first and second letters of notification. Together with the President, VPOAA Disclosure Packet Statement 3 Re. Charges, Deposits, and Fees (draft 8/7/2008), a work still in progress. At the President's request, and in response to the State legislature's creating the Office of the Common Interest Community Ombudsman, the Committee has started a revised Bylaws III: e. Arbitration and Disputes (draft 7/15/2008) and an Architectural Committee and MALA Internal Complaint Process (draft 7/15/2008), documents in progress that warrant considerable serious thought and widespread membership participation prior to Board approval and recommendation to the membership at the 2009 Association Annual Meeting.

Political and Environmental. No report other than inviting John Feild again to address the Board.

Roads and Maintenance. Road maintenance has been performed on the road surface in small areas only. Maintenance Manager has removed several trees that fell across roadways. MALA residents need to be aware of dead trees on their property that need to be cut down prior to falling onto our roads. Vandalism and trash are still the main problems.

Security. Speeders still a problem on Lakepoint Drive. The President asked Roads and Maintenance Chair Bill Woodfin to contact law enforcement about our speeding problem, and Bill said that he would.

Welcoming. Upon their request, the Welcoming Committee mailed to Jeffrey and Eileen Schwarz the 2008 Merifield Acres Directory. In the near future, the Schwarzes will be moving into their new home on the corner of Occoneechee Drive and Staunton Court.

Communication:

Directory. Nothing to report

Email. No report

Newsletter. Nothing to report

Website. Up to date as of August 12, 2008

New Business:

The MALA 31st Annual Meeting Minutes, September 23, 2007, posted on the MALA Website earlier in the year, were distributed to those present. MALA Dangerous Trees Rules and Regulations (draft 7/24/2008) was discussed. The purpose is to notify lot owners of trees that are dead and could fall on MALA roadways or pose imminent danger to power lines. The draft is to be reviewed for comments and upon publication to lot owners adopted at a future date.

There being no further business, the meeting was adjourned at 9:59 p.m.

The next meeting of the Board of Directors, including the newly elected members, will be immediately following the Association Annual Meeting, September 28, 2008, for the election of Association Officers for the coming year and for any other business.

Respectfully submitted,

Cathy D'Amato, Secretary