

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 October 14, 2008

Ben Jackson, President, called the meeting to order in the Clarksville Public Library at 7:03 p.m.

Present: Jerry Billingsley, Mike Cottrell, Walt Cummings, Cathy D'Amato, Martha Day, John Gilmore, Chris Henry, Kevin Hensley, Ben Jackson, Greg Sansing, Tim Tetreault, Bob Wenning, Bill Woodfin,

Excused: Richard Allen, Clinton Dalton, FJ Hale, Richard Wikle

Absent: Phillip Beck, Jerre Mabrey, Billy Wells

Observers: Rick Baldwin, Andy Ferguson, Joanne Gilmore, Sandi Silka, Dewitt Vanarsdale

The minutes of the August 12, 2008, and September 28, 2008, Annual Meeting, having been distributed to the Board and posted on the Association website, and the September 28, 2008, Board Meeting minutes handed out for review were approved as written. The motion made to approve the August 12, 2008, and the two September 28, 2008, minutes was seconded, and accepted without dissent.

Treasurer's Report. Copies of the Profit and Lost Budget vs. Actual for January through August 2008 were distributed. The Treasurer advised that Committee Chairs watch their budgets. Any funds remaining at the end of the year will roll over into the Roads and Maintenance budget. The Treasurer said he would be calling to remind Committee Chairs to submit their budgets and receipts.

Old Business:

President's Report. Letter to area broker owners clarifying Merifield Acres mandatory and non-mandatory units, accompanied by copies of Letter of Information for MALA Disclosure Packet and Letter of Information for the Merifield Acres Information Packet (drafts 7/29/2008): MALA is not responsible for maintaining the roads in the voluntary areas; the Board is waiting for Richard Allen to draft related language for the letters.

Dangerous Trees Rules and Regulations (draft 7/24/2008): owners with trees on their lots that could cause damage to persons and MALA property will be asked that the trees be removed, with approval from the Architectural Committee.

Secretary's Report. The updated Board of Directors expiration of terms was distributed to Board and Architectural Committee members to update their Directors' Notebook. Reminded Board of motion for MALA lots to have a vote still tabled for research by the Governance Committee.

Open Forum: Appearance and Beautification Chair requested monies for their committee budget. The budget for Appearance and Beautification is \$400.00. With mulch costing \$350.00 last year, there is not much left in the budget for other projects. Additional funds will come from the Common Areas

and Facilities budget since Appearance and Beautification Committee is considered a part of Common Areas and Facilities.

Architectural Committee Report: Chair reported a number of inquiries and complaints regarding the validity of the 2008 elections for position on the Architectural Committee run by the Board. The Architectural Committee is independent of the MALA Board and requested in the future ballots be submitted to the Architectural Committee for review. Mr. Ferguson will be seated on the Committee. Mr. Rost will be invited to join the Committee as a non-voting member. The MALA President asked the Vice President to work with the Architectural Committee to plan an operating agreement between MALA and the Committee.

The Chair has written a letter to Laurie Foote asking permission to board up the house for safety purposes and to assess any other damage that could pose a danger. There has not been any reply to date from the owner or county.

Standing Committee Reports:

Appearance and Beautification. Chair reported she received Christmas decorations from the previous Chair and will make the best use of what is available.

Aviation. The runway is being well maintained. There has been a modest increase in traffic by pilots interested in a residence. There is no other activity to report.

Chair has purchased two ten-foot strips of red nylon ripstop fabric. These strips need to be sewn together to form an "X" that can be placed at the approach end (that is, the Lake end) of the runway as a signal that the runway is closed. Chair needs someone with a sewing machine to complete the effort. Chair will stuff the red X into a red peanut can on his front porch for use when necessary.

Common Areas and Facilities. AC member Pete Klimas and Chair Clint Dalton helped Maintenance Manager Ralph Moore cut two dead trees on Occoneechee Drive on October 1, 2008.

Community Events. Annual MALA Fall Halloween Party Sunday, October 26, in Oak Park at 1:00 p.m. There will be a hayride. Most of this will be put on with borrowed equipment this year. Committee needs volunteers for stops for the kids. We need one or two volunteers for help building guard rails on Saturday the 25th.

Deer Control. As of Sunday, October 12, 2008, eight does have been harvested.

Finance. MALA reserves are currently held in two forms. The first is in a CD in the amount of \$62,407 that matures on December 15, 2008. This will be reinvested at that time considering the Roads and Maintenance Committee's 2009 plans (timing and repair cost) and operating budgets funds (2008 carryover and 2009 budget). We will need to meet in early November to begin to develop this recommendation and will need Roads and Maintenance Committee assistance.

The second is in mutual funds that currently total \$62,930. These investments have followed market trends and are down significantly (17.5%) from our last report (Annual Meeting) (9/20/08). They are still up (9.5%) over the last four years. Any comments and/or opinions on how to handle these investments are welcome. The "authorized individual's paperwork" for this account needs to be updated at this time.

Thus MALA's reserves total approximately \$125,512.

The additional other major task for the Finance Committee for the coming year is to develop a current reserve study report.

Governance. The Governance Committee will schedule a reorganizational meeting of old and new members at some mutually convenient time following the October 22 Orientation Seminar (at which two committee members are presenters) and before mid-December—and in January resume addressing its 2009 agenda items.

Political and Environmental. The Staunton River Watch Association (SRWA) is taking a bus to Richmond for the State Water Control Board hearing on Thursday, October 16, leaving at 6:00 a.m. from the Star Value parking lot in Brookneal, VA. The SRWA group is first on the agenda at 9:30 a.m. at the General Assembly Building, Capitol Square, corner of 9th and Broad. They anticipate that the group will have 50 to 60 people attending. They have been told that a decision will be made that day.

To date, no permit applications for the ethanol plant in Chase City have been presented to DEQ of Virginia. The Butler Farm has been rezoned, but no permits for grading or construction have been requested.

Roads and Maintenance. Nothing to report.

Security. No report.

Welcoming. Since the Association Annual Meeting, September 28, the Welcoming Committee has greeted with houseplants and information three families: Peter John and Karyn Garratt, who have moved from Wisconsin full time and are acquiring from his sister Carol Ann the Garratt family property at 153 Cheverly Road; Bill and Shelly Smith, who have replaced the older house at 164 Holly Lane with a new one and are now moved in full time; and Nicholas and Casey Mosley, children Fisher seven and Landon four, who are renting the first home on Highpoint Boulevard to the right of the Lakepoint-Highpoint fork, 24 Highpoint. Fisher and Landon's parents are concerned about the speeding where Highpoint and Lakepoint intersect; they would like to erect two signs, coming and going, "Children at Play". The Roads and Maintenance Committee Chair will evaluate the area.

Communication:

Directory. Updating the Merifield Acres Directory with the Co-Editor will accelerate following the Orientation Seminar, October 22, with delivery before the end of 2008 of the 2009 edition. The October Newsletter requests any changes or corrections in local addresses.

Email. Incoming Chair Joanne Gilmore with assistance from Martha Day spent some time purging and updating the Association email address book. Jill Allen's invitation to the Annual MALA Fall Halloween Party was sent out with a small percentage of incorrect email addresses returned.

Newsletter. The Merifield Acres Newsletter, Vol. IV, No. 2, should be in the mail no later than early Saturday morning, October 18. The Treasurer has supplied the stamps, the Database Assistant Treasurer the pre-printed labels, the Secretary copies and collates, six neighbor ladies are helping Thursday and Friday mornings. The Newsletter invites participation in the Annual MALA Fall

Halloween Party Sunday, October 26. (At the past two neighborhood get-togethers, Board-member presence has been close to invisible.)

Website. MALA Board and Officer contact information, meeting minutes, and the Open Forum pages are about to be updated.

New Business: Reminder of the Orientation to MALA/AC Seminar at the Clarksville Public Library, Wednesday, October 22, 2008, at 7:00 p.m.

There being no further business, the meeting was adjourned at 9:10 p.m.

The next regular Board meeting will be held Tuesday, December 9, 2008, in the Clarksville Public Library at 7:00 p.m.

Respectfully submitted,

Cathy D'Amato, Secretary

Chris Henry, Assistant Secretary