

MERIFIELD ACRES LAND OWNERS ASSOCIATION

Route 1, box 59B
Clarksville, Virginia 23927

Margaret White

The quarterly meeting of the Board of Directors of Merifield Acres Landowners Association was held at Oak Grove Park on Sunday, June 6, 1982 at 2:00 PM. Present at the meeting were Frank Simes, Fred Clark, Jim Donaldson, Carl Schegelmann, Warren Lumpkins, Joe Panza, Mary Thompson, Margaret White, Herb Albrecht, Marvin Lilyquist, Julia Putnam, Bruce Wagoner, Betty Walsh, Ann Zimmerman, Kitty Sadler, Art Brand, Billy Wells and Phil Ollie.

The President, Frank Simes, called the meeting to order at 2:08 PM. The minutes of the quarterly meeting held on Sunday, March 7, 1982 were approved and accepted as written.

Herb Albrecht presented the treasurer's report. Our total monetary balance as of June 6, 1982 was \$90,011.13; \$68,940 in the checking account and 3 certificates of deposit valued at \$29,139.00. The CDs will mature September 1st, 4th and 10th. Income received since the March meeting has been \$8,628.22 from assessments and 92.20 from interest.

A motion was made and approved to give the Finance Committee the power to re-invest the funds as would be most beneficial to MALA. MALA does not qualify as a tax exempt organization. It appears we will qualify as a Land Owners Condominium Association for tax purposes. If so we will pay taxes on interest only. The Finance Committee will pursue any and all possibilities to be qualified as a tax free organization and still invest wisely. A CPA will be consulted as to our tax requirements. It is fairly certain we owe back taxes.

The Treasurer reported that 23 new liens have been placed against MALA properties for failure to pay MALA dues. With the 30 previous liens that brings the total liens to 53. There are 11 home owners and 21 land owners in the prior to 1976 date of purchase group who have not paid their dues. These people have nothing in their covenants that requires them to do so. This is a very bad situation and the board is pursuing a way to change the By-Laws to force all lots owners to be liable for dues. There are approximately 130 lots, for one reason or another, from which MALA has no income.

ARCHITECTURAL COMMITTEE

No additional actions since the March meeting.

ROADS COMMITTEE

Pete's salary is now \$8.25 an hour for road maintenance work. The roads owned by Dave Wilson were not resurfaced and will not be resurfaced by us until they are deeded to MALA.

COMMON FACILITIES

A complaint had been received that the landing field grass was too high, but a check with one of the pilots using the field said it was all right. We have been offered a windsock. It will be installed as soon as possible. A request to store a fuselage in our hangar was refused. All lights in MALA are in working order again. Some road signs disappear periodically due to vandalism and are replaced. Motorcycles and/or motor bikes are still a danger on MALA roads and property because of the manner and places they are used. It has been too hot to resurface the tennis court. It will be done in cooler weather. The apple orchard has been cleaned up and a sign erected that the apples are for MALA members only. The barn door and one window have been torn off again. The barn is not for rent. A new volley ball net has been ordered. The walkway boards on the dock are broken. It will be taken under study whether to repair, replace or dispose of the dock. It presents a constance problem on maintenance and safety. The tables in Oak Grove Park will be repaired and painted this fall.

SECURITY COMMITTEE

A motion was made and approved to get Mr. Ollie a red revolving light for use on his security vehicle. Mr. Ollie reported all is going well with our security guard system. Problems have been minor and handled with efficiency. Mr. Ollie warned that two small shaggy white dogs have been attacking and killing MALA dogs. These animals appear to be wild and dangerous. He was given permission to shoot the dogs if found in Merifield Acres. Our bridle path has been used to ride motor bikes on and should be stopped.

The President reported our donations to the Fire Department and the Rescue Squad of Clarksville were presented. Frank Simes' picture was in the local paper making the presentation. Also, to foster good community relations our tennis court will be used the 16th, 17th and 18th by the Town of Clarksville for its Festival.

The fight is continuing to stop the transfer of water from Kerr Lake to subsidize the City of Virginia Beach's water supply. This would be a tremendous drain on Kerr Lake. A committee of interested citizens and organizations have banded together to gain greater strength - this includes MALA's Frank Simes and Herb Albrecht, Mary Overstreet (Clarksville lawyer), Chamber of Commerce in Clarksville, Southside Developers and South Hill citizens. A motion was made and approved to have MALA support this organization financial and with manpower where possible.

The annual meeting for MALA will be held on September 19, 1982 at 2 PM in Oak Grove Park. Helen Albrecht, chairwoman, and Marvin Lilyquist will serve as the nomination committee for new board members; one third of the board is elected each year and will serve a three year term.

The problem of dirt bikes, speeding cars and uncontrolled dogs in Merifield Acres has brought the Board of Directors to the following decision: a motion was made and approved to present for ratification an amendment to the By-Laws at the annual meeting in September - to have the laws and rules on driving on Merifield roads to be consistent with Virginia State laws. Also, to enforce local dog laws. This would permit calling the sheriff and/or animal warden into Merifield Acres to enforce laws.

Carl Schlegelmann requested the architectural requirements be reviewed for possible change. He proposed changes to permit cluster housing. Economically it is feasible. The health department could be checked on drainage etc. The square footage laws could possibly still stand.

Robert Nylin has violated the restrictive covenants of Merifield Acres by building a small storage shed. He has been approached about the shed and will not make any attempt to remove it or conform to the covenants. Per conversation with Mr. Overstreet, MALA lawyer, the Board does not have the authority to approve an exception to the covenants. A motion was made and approved unanimously that the Board comply with the covenants and notify Mr. Nylin in writing as follows: The Board of Directors have determined a structure on Mr. Nylin's property is in violation of the restrictive covenants of Merifield Acres. It is requested Mr. Nylin contact the Architectural Committee within 10 days to discuss a way of determining if this can be made to comply with regulations. Otherwise legal action must be taken. This written notice will be sent by Frank Simes, President of Merifield Acres Board of Directors.

A motion to adjourn was passed.