

MERIFIELD ACRES LANDOWNER'S ASSOCIATION

ROUTE 1, BOX 59B

CLARKSVILLE, VIRGINIA 23927

The June quarterly meeting of the Board of Directors was held on June 3, 1990 at 2:00 p.m. at Oak Park stable. Board members present were: Nan Alga, Vance Rucker, Frank Simes, Hank Sadler, Tom Parker, Margaret White, Helen Albrecht, Paul Grady, John Floreth, Betty Noah, Alice Masterson, Lannie White, and Grace Blackwood. Also attending was Merifield Acres Working Manager, Dennis Hayes and Common Facilities Chairperson, Jim Morgan. The minutes of the March 4, 1990 meeting were read by Lannie White, substituting for Debbie Best. Tom Parker moved that the minutes be accepted as read. Vance Rucker seconded the motion and it was carried.

TREASURER'S REPORT: Helen Albrecht submitted the financial statement. A copy is attached. Mrs. Albrecht reported that money for the "Special Assessment" was still being received daily. In Units 1 - 5, (21) paid nothing; (12) paid special assessment. In Units 6 - 10, (37) paid nothing; (47) paid special assessment. The Board decided that if only part of the special assessment had been paid, the landowner would be billed for the balance owed. Mrs. Albrecht asked if a lawyer should be hired to sue (4) residents of Unit 8A which have not paid their regular assessment for some time. Tom Parker motioned that a lawyer be hired. Vance Rucker seconded the motion and it was carried.

6/90
SECURITY COMMITTEE: Frank Simes reported that he had discussed the passing of a County ordinance to prohibit hunting around land adjacent to Merifield. John Field (Corp. of Engineers) has no objection of the passing of such an ordinance. Charles O'Toole (Country Administrator) will work with the Fish & Game Commission in resolving this matter. A letter of commendation to Dennis Hayes from the Alga family concerning his directing the Fire Department to a chimney fire in their home was read. It was also suggested that we send a donation of \$1,000 to the Roanoke River Basin Assoc. during 1990 if the Board agreed to include it in the budget. Vance Rucker moved that we continue this donation as we had in the past. Frank Simes seconded the motion and it was carried.

COMMON FACILITIES: Jim Morgan reported that all landscaping was being continued and all projects are on schedule.

ARCHITECTURAL: Mary Alice Simes reported that five new homes were approved. The Board of Supervisors, Mecklenburg County, passed a Zoning Ordinance which includes Merifield Acres in the R-1 designation for single-family dwellings, not including manufactured homes. The Architectural Committee now requires the location of

the well and septic field system along with the plat plan which will show house location, boundary lines and set-back distances.

ROADS COMMITTEE: Margaret White reported that bids had been received from Wooten, APAC, and Lanco for estimates of road repairs. Lanco was the overall low bidder. Some of this would include "patching". Dennis Hayes suggested that he would like to be considered to handle the tar & gravel patchwork rather than wait until an outside contractor could bid and schedule the work. He said his rates would be very competitive; an hourly rate of \$200 or \$2.50/sq. yd. Vance Rucker moved that if Mr. Hayes's work is in line with the competition, let him do the work. John Floreth seconded it and the motion was carried.

Margaret White made a motion that we take out a reserve of \$12,000 to do the road work as was designated in the special meeting. Vance Rucker seconded that motion and it was carried.

OLD BUSINESS: None Noted.

NEW BUSINESS: Mrs. Mary Fran Lewis, along with her attorney, Andy Nelson presented a proposal of her intent for the property she purchased through foreclosure auction. Mrs. Lewis indicated that she would be developing these properties and would be enforcing the present restrictive covenants that apply. She has already opened a new road off Occoneechee Drive which includes five new lots (some waterfront). In order to market these lots, Mrs. Lewis would like to place a 6' x 8' legend at the entrance to Merifield Acres (on her property). This legend would be an entire plat of Merifield Acres and would be color-coded at the left hand corner to indicate Realtor handling. The legend would be protected by plexiglass. Each realtor would have a container on the back which would hold a map with lot numbers colored. The interested party could identify the lot with the realtor and proceed from there. A stake measuring 30-36" color coded at the top and lot number designated, would be placed directly behind the surveyor's iron pin on the specified lot. Mrs. Lewis indicated the respective realtors would be responsible for the upkeep of the legend. She also stated that landowner's interested in selling their own property would be welcome to use this legend also.

Margaret White moved that this be opened for discussion by the Board. A special committee was formed to review this and draw up a contract with specific restrictions/rules. Committee chairman will be Frank Simes along with Nan Alga, Alice Masterson, Vance Rucker, and John Floreth.

John Durham resigned from the Board because of a career move to Cincinnati, Ohio. We wish John and his family the best and will miss them. Don Ellington was nominated to serve on the Board replacing John. The Nominations Committee for 1990-91 will be Debbie Best, Betty Noah, and Hank Sadler.

Paul Grady resigned his position as President stating personal

and business reasons. The Board thanked Paul for all his efforts over the last nine months for a job well done. John Floreth, Vice President, will act as President.

The meeting was adjourned at 4:25 p.m.

Respectfully submitted,

Lannie White
Debbie Best

Lannie White for
Debbie Best, Secretary

Treasurer's Report Jan. 1, 1990 - June 2, 1990

Cash on Hand - June 2, 1990

CD- Sovran	\$ 69,414.22
Investors Acct.	30,589.11
Dreyfus	29,355.94
Checking Acct.	5,934.40
Checks not deposited	<u>685.00</u>
	<u>\$ 135,978.67</u>

Expenses 1-1-90 → 6-2-90

Postage, printing etc.	\$ 294.29
Administration- tennis	
court keys, supplies	86.76
Electricity	58.63
Taxes, Bonding, Corp. fee	299.00
Roads & Common Facilities	33,844.56
Architectural comm.	<u>24.24</u>
	<u>\$ 34,607.48</u>