

# MALVERN COMMUNITY COMMUNICATOR

★ Malvern of Madison - The In-Country Place To Live

VOLUME 3

NUMBER 2

APRIL 1995

## ANNUAL MEETING - APRIL 29, 1995

The Annual Meeting of Malvern Club, Inc., will be held on the LAST SATURDAY of April at 10 A.M. The report of the Nominating Committee will be presented and a vote taken. Such other business as shall come before the members will be heard and action taken. For those members unable to attend the meeting, proxy forms are included in this COMMUNICATOR on page 8.

"There are souls, in these noise-tired times, that turn aside into unfrequented lanes, where the deep woods have harboured the fragrances of many a blooming season. Here the light, filtering through perfect forms, arranges itself in lovely patterns for those who perceive beauty."

MALVERN

### EXCERPT FROM THE BY-LAWS

#### BY-LAW IV, SECTION 3: INFORMATION TO THE SECRETARY

All members shall notify the Secretary, in writing, of any changes in address, telephone number, status of Malvern property ownership, and family membership.

SECRETARY, Malvern Club, 2 Malvern Drive, Madison, VA 22727

## INVESTMENT SEMINAR

Interested in INVESTMENTS? Want to learn more about STOCKS, BONDS, DEBENTURES and those DERIVATIVES that can make or break you in a hurry.

Tod Brown, Representative of Edward D. Jones Inc. with offices in Culpeper, will be at the clubhouse as guest of Lee Graham, APRIL 18 at 7:00 p.m.

He will make a half hour presentation concerning the investment picture and then questions may be raised. Call Lee Graham at 948-6870 if interested. If no one is interested, no need to waste an evening.

## BOARD MEETING 2/07/95

Board Meetings are scheduled to be held on the first Tuesday of each month at 7:00 p.m. at the clubhouse. All club members are welcome to attend.

Prior to the opening of the meeting, the members present were invited to present their questions, concerns, and suggestions.

Mr. Lambert asked about construction on the balance of Old Forge Way. Mr. Kalish responded that no construction had taken place beyond the junction with The Anvil. Mr. Lambert suggested that more emphasis be placed on committee reports particularly with regard to activities and use of budgets. Mr. Lambert was assured that all monies raised for hard surfacing The Loop would be used on The Loop and not elsewhere.

Mrs. May asked if the Board had been to a bank to borrow money for any reason. The answer was NO. Money loaned by Club members for hard surfacing The Loop is being held in escrow until contracts are let and work billed.

Mr. Driver, in an explanation of the differences in interpretation of the Articles of Incorporation, referred to and read paragraph C2 and a section referring to the power of the Board to enter into contracts. As the Board agrees in principle that the Club members should have a voice in the borrowing option, a revision of the borrowing process is now under review.

**REGULAR MEETING OF THE BOARD OF DIRECTORS**  
**THE MALVERN CLUB, INC.**  
**7 FEBRUARY 1995**  
**7:00 P.M.**

Prior to the call to order, the Secretary requested the attending club members to register.

They were advised to present their concerns, suggestions and questions as a means for conducting the Board Meeting in an orderly fashion and without interruption. All members were cordially welcomed and invited to stay for the Board Meeting.

The Board Meeting was called to order by President Kalish at 7:50 p.m.. Other Directors present were: Mowchan, Place, Driver and Kloker.

Minutes of 8 Nov., and 2, 10, 14, and 19 January were approved.

A discussion of increasing the Board to 7 members was tabled until 7 March 1995.

The Treasurer presented a financial report and advised of obtaining judgements for delinquent dues payments. He also presented requirements and forms for use by all Board and Committee members in preparing purchase orders when buying and contracting.

Board approved the placement of \$13,750 in a C.D. for 1 year at 6.5% interest.

Roads Committee report was presented by Deane and Nicholson who reported the completion of clearing both sides of Covered Bridge Drive at Dark Run. A total of 3 loads of stone had been placed on the roads where needed. An engineer has surveyed and prepare a soil erosion plan for Old Forge Way. (Work scheduled for 1996) Pine Torch Lane scheduled for 1995. The contract for completion of the Loop is to be presented at the March meeting. It is to include a starting and completion date.

The Board commended the Roads Committee for snow removal well done.

President Kalish agreed to meet with the necessary government agencies about the Aroda Road emergency exit concept and will report at the March meeting.

Member Diane Cross requested approval of an in-home tax and accounting business on Sylvan Lane.

Approved by voice vote and Secretary requested to confirm in writing.

Meeting adjourned at 9:00 p.m.

**NEW FEATURE -" LETTERS TO THE EDITOR". All letters received by the Editor will be published provided they are signed.**

DianeCross made a request that she be allowed to have an accounting and tax return business located in her home on Sylvan Lane. Permission was granted by a voice vote of the Board. As required in Item #2 of the Deed of Dedication, a letter of approval shall be forwarded to her by the Secretary.

The Board inquired concerning the Perle request to build a home on Lot #146. The question was raised concerning oversight of the contractor by the Architectural Committee. As there were questions asked and no answers forthcoming a special meeting of the Board will be called to review Architectural Committee processes.

## LETTERS TO THE EDITOR

### Board Members:

**My concern pertains to the health and safety of all those Malvern residents who wish to walk, jog, or walk their dogs (on leashes) on the roads of the Development without being harrassed by the dogs of irresponsible owners who are allowing their dogs to run loose.**

**All residents should be able to walk etc. in safety and free from fear of being attacked by these free running dogs. They also come on other people's property. We are afraid to let our snauzer out in the yard alone because of large dogs coming onto the lot.**

**Pat Kaplon, Lot # 178, Turkey Trot Lane**

## EDITORIAL

Let me say right off that I am against government interference in my life, and God knows there is plenty of it; however, Malvern is at the point where the individuals who live here can no longer seem to control their own destiny. In point: why has it taken so long to get the Loop hardened, or the Architectural Committee to oversee land and building requirements? Simply because residents have their own activities and work committments. Much of their time is not their own. Contractors and County personnel work a daily grind as do the members of the Board of Directors, so it is often impossible for them to get together when decisions must be made. Do you realize there are 95 homes in Malvern? 211 people?

THEREFORE, we need a person who has the time and the initiative to meet as necessary with contractors, draw contracts, oversee the requirements of the Deed of Dedication, work closely with committee chairpersons, oversee repairs and upkeep of the common property, oversee the budget, clear bills for payment, keep realtors up to date, check land records, consult with our lawyer as necessary, oversee resident and overnight use of the clubhouse, and all of the other thousand small items of every day administration of the Development.

I have done some checking around at other Developments and we are the least expensive one around as far as assessments go. Even little Evergreen in Stanardsville has an assessment of \$500.00 per year. Would a Manager cost us an increase in Assessments? Sure, but \$500.00 paid in three installments, for example, would be \$166.66 each payment. This would not be a burden and effects could be seen immediately. Give it some thought. ED.

## CHILDREN'S LIBRARY FESTIVAL

A Children's Library Festival will be held on June 3rd from 10 a.m. to 2 p.m. on the grounds of the Madison County Library. Children of all ages and their parents are encouraged to come for a fun filled day.

Featured will be a free book exchange (Bring a book - get a book) for kids aged one to eleven, and a book sale for adults of all ages 12 to 92. There will be music, balloons, crafts, food, and much more. Sign up for summer library programs will also be held. SO, come out to the library and join in the fun! For more information call:

Pat Kaplon - 948-3271 or Flora May - 948-4068

## HELP! HELP ! HELP!

Madison County Library needs books for children aged one to eleven. These books will be used in our free book exchange during the Children's Library Festival. If you have books that your children have outgrown and no longer want, and you are willing to donate them, please leave them at the library any time before May 10.

Pat Kaplon and Flora May

## MOWING BIDS

The Board is accepting bids for mowing the clubhouse grounds and common areas. If you wish to submit a bid, please mail your bid in a sealed envelope to:

THE MALVERN CLUB

#1 Malvern

Madison, VA 22727

For details concerning the mowing requirements, contact Sam Driver at 948-7135. All bids must be received by MAY 1, 1995.

## Tree Trimming

Volunteer Malvern residents are in the process of trimming limbs, branches, and small trees which overhang the roadways. This vegetation represents a hazard to all residents in the event of ice, snow, and heavy winds. Lot owners whose lots adjoin roadways are encouraged to keep vegetation trimmed back from over-hanging the roadways. This allows you to "landscape" your lot as you wish, as well as eliminating the need to cut larger trees. If you need assistance trimming along your road frontage, please contact Sam Driver at 948-7135. Thanks to all of those who have "pitched in" on this project.

PLEASE READ CAREFULLY To be voted on April 29.  
This will be added to the Deed of Dedication

**NOW, THEREFORE,** that for and in consideration of the premises, the Board of Directors after careful consideration of the matters, do now wish to amend and alter the existing declarations of the Deeds of Dedication in the following manner:

1. No track bikes, mini-bikes, off road vehicles, three or four wheel ATVs or similar vehicles may be operated on any of the lots, roads or common areas of the subdivision.

2. All motor vehicles as defined in the Code of Virginia, 1950, as amended, which are operated on the roads and common properties shall be registered and insured as required by the Code of Virginia, 1950, as amended.

3. All vehicles operated on the roads and common properties shall be operated by individuals possessing valid driver's license as required by the Code of Virginia, 1950, as amended.

4. Lot owners who are parents, guardians, etc. of minor children shall be responsible for insuring that there is no violation of these covenants.

5. All statutes and laws regulating the use of highways, rights of way, and vehicles of any type of the Code of Virginia, 1950, as amended, are hereby incorporated herein as if they were set forth herein verbatim.

6. Pursuant to 46.2-101, et. seq. of the Code of Virginia, 1950, as amended, any law enforcement officer may patrol the streets and roads within the subdivision and enforce the provisions of the Code of Virginia, 1950, as amended.

7. Invalidation of any easement, covenant, restriction, shall in no way affect the validity of any other provision. Failure to proceed to enforce any provision herein shall in no way constitute a waiver of any rights with respect thereto nor constitute a precedence for any subsequent circumstances.

## CANDIDATES FOR BOARD MEMBERSHIP

### PAUL CLEMENTS

I have lived in Malvern since 1989. I was raised in Troy, N.Y., and moved to Virginia in 1988. I am an active member of the Madison Presbyterian Church, a member of the Albemarle Rotary Club, and active with the American Heart Association. I am employed as the Administrator of The Cedars Nursing Home in Charlottesville. Hobbies include music, gardening, and traveling. My wife, Kathy, and our two daughters, Stephanie and Brittany, live at 108 Liberty Lane.

As a prospective Board member, I would like to see further community growth providing a safe environment in which to live and one in which our children can be happy. This includes providing fun and nurturing activities for our children and family. I would like to see more communication between the membership and the Board. It is also important to make improvements in the development and maintenance of the roadways within the community.

### TOM PULASKI

I have been a resident of Malvern since 1989 and live at 129 Powderhorn Lane with my wife Debra and our two daughters, Tessa (5) and Demi (3). I have a Masters Degree in Public Administration and I am employed by the Prince William Police Department as Director of Planning and Budget.

As a member of the Board I would work toward establishing the goals and priorities needed to develop community involvement and interaction to ensure that we maintain a safe, friendly and enjoyable environment.

### MICHAEL PERRYMAN

I have lived in Malvern for the past five years with my wife Bonnie, and my son Aaron Michael. We live at 168 Liberty Lane and are members of the Church of the Brethren.

I have worked as a tool and die maker for The Rochester Corporation for the past fifteen years. I also coach the Little League baseball team on which my son plays.

My primary interest is in the development of long range projects such as completing the roadway system, and developing better meeting facilities and activity programs for the residents.

We need more residents to become active in the working of the community so that "we can get on with the future".

### JOHN WATSON

Margaret and I have owned Lot #199 for the past three years. At present, we do not live in Malvern, however, we are very much interested in Malvern for the future. We are now living in Rochelle and operate Dawsons Country Place, a Bed and Breakfast, and also a windshield repair franchise.

I have been Vice President and President of Cobert Enterprises, Maine, and a Marketing Consultant for Dunn and Bradstreet. My particular responsibilities have been in short and long term planning and organizing leading to successful businesses.

I am a team player and would direct my energies toward developing Malvern as a successful and vibrant community.

### Malvern's 2nd Annual Easter Egg Hunt and Party

**Sunday, April 9th, 1:00 - 3:00pm  
Malvern Clubhouse**

Bring your family to celebrate Easter and Spring! There will be an Easter Egg Hunt on the lawn behind the clubhouse (indoors if it rains), followed by a pot-luck lunch. Bring a covered dish (main dish, vegetable, salad or dessert) and enjoy lunch with your Malvern neighbors. Refreshments will be provided.