

# The Malvern Communicator

April 2014

## PRESIDENT'S REPORT – ROBERTA JALBERT



The April meeting is right around the corner folks! We are still looking for at least one person willing to run for a position on the Board. Wallace Harvey has decided to step down this year. Wallace has given many years of

service to Malvern and needs a much deserved rest! Please consider doing a 2 year stint as part of the Board of Directors. Anyone interested can call me or any other Board member to discuss what is involved.

I do want to thank 'Malvernites' for the opportunity to serve on the Board. I plan to run again and hope I can count on your vote. There are still lots of projects to be done!



I hope by now we are well out of danger of another snow storm. This year has been very hard on all of us and especially hard on our roads. We will have to look at all 8 miles of hardtop to assess the damage and make a plan of repair. Let us know if you notice any particular problems in your neighborhood.

(See **President's Report** on [page 5](#))

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## 2013-2014 Board members:

Roberta Jalbert: .....	President
Rick Collins: .....	1 <sup>st</sup> VP & lake, grounds
Wallace Harvey: .....	2 <sup>nd</sup> VP & roads
Ed Johnson: .....	Treasurer
T. J. Wright: .....	Secretary
Jason Woodward: .....	Architectural
Joe Graham: .....	Clubhouse & pool

## Important information

### BOARD MEMBER CANDIDATES:

Each director serves a 2-year term. This year, 4 of the 7 director positions are open. Candidates to fill these positions as of the date of publication date are:

1. Roberta Jalbert
2. Ed Johnson
3. Joe Graham

### COMMUNITY YARD SALE:

Date: Saturday, May 3, 2014  
Time: 8:00 am until 2:00 pm  
Rain date: Sunday, May 4, 2014  
Location: Various lots in the subdivision  
More details: [shawnagates@gmail.com](mailto:shawnagates@gmail.com)

### ANNUAL MEMBERSHIP MEETING

**Where:** Malvern Clubhouse  
**Date:** Saturday, April 26, 2014  
**Sign in:** 9:30 until 10:00 a.m.  
**Meeting:** 10:00 a.m.  
**Agenda:** Election of directors, committee reports, other business of the Association

### SPECIAL BOARD MEETING

**Time:** Shortly after the conclusion of the Membership meeting  
**Agenda:** New Board of Directors meet to elect 2014-2015 officers and make committee assignments; Malvern members may attend and comment on topics listed on the agenda

## MALVERN EVENTS PLANNERS

We are a group of your neighbors who put together periodic social events at the clubhouse for residents of all ages in our community.

The social calendar for 2014 got off to a snowy start when the original date of February 15 for our **Annual Potluck Winter Social** found us all house-bound with snow covered roads and driveways. Not to be deterred, we were able to reschedule for Saturday evening on March 1. We enjoyed a very cheery evening catching up with one another's latest news over a fantastic array of potluck dishes.

**April 12** was (by the time you read this) the **2<sup>nd</sup> Annual Egg Hunt**. Neighborhood children ages 0 to 17 scoured the clubhouse lawn in search of plastic eggs full of candy, toys, or cash. The bunny was there to pose for pictures and to cheer the kids on in their quest for Easter bounty.

**May 3** we are planning a **wine and cheese reception/idea party** at the home of one of our event planners, Liz O'Neil, at 6:30 in the evening. We will be looking for old friends, new faces, fresh ideas, and much needed feedback about our community events. Please make a point of stopping by Liz's house at 94 Anvil Court. We'll greet you with happy faces, nice beverages, and tasty snacks.

**September 14** will be our **Annual Malvern Picnic** from 2:00 until 6:00 at the clubhouse. This is always a very fun and well attended event. This year we will provide pork barbeque, buns, sauces, lemonade and water. Neighbors will bring side dishes to round out the menu. Activities will include live music, moon bounce, face painting, stick horse races, wrapped prize contest, frozen tee shirt contest, and cake walk. Of course there will be the horseshoe competition and areas for volleyball and corn hole. Mark your calendars now. You won't want to miss this great opportunity to enjoy good food, good music, and good company.

The final event of the year is our **Annual Trunk or Treat and Haunted House** around Halloween. Witches, monsters, fairies, ghosts, and goblins gather treats from the neighbors parked in the clubhouse parking lot. The clubhouse is transformed into a dark, spooky maze among creepy zombies and surprise visitors. Continuous hayrides will skirt the clubhouse grounds.

We hope that you will make a point of attending as many of our events as you can. They are always a fun, casual time chatting and getting to know your neighbors.

The event planning group meets on the third Sunday of every month at 2:00 usually at the clubhouse. We are always looking for help decorating, volunteers, Halloween helpers, ideas, and feedback. Updates on events appear in the on-line monthly newsletter, Malvern News, the semi-annual Communicator, on the bulletin board at the mailbox area, and at the Malvern entrance. Questions? Want to get involved? Contact Merri Woodward 540 948-6239.

## IN OTHER NEWS ...

**Security:** After many years of discussion we finally have actual security cameras at the Pool and Clubhouse!

Thanks to Rick Collins, Charles Egen, and Ed Johnson we can now see who is doing what at the Pool and around the Clubhouse. This will reduce the incidence of unlawful use and vandalism and gives the Board the chance to see in real time what is happening at our facilities. It is another step towards making sure that Malvern is a safe community and that anyone abusing it is caught and must make amends.

Our Security company will begin random daily patrols around the subdivision beginning May 1.

**ID Cards:** As you know all IDs from 2013 are to be used again this year. We will send you a sticker to place on your ID to prove that you are a current resident of Malvern. Those members authorized to use the pool again this year will also be provided with a sticker for their pool-ID card from last year. Please look for this sticker in your mail! Pool-ID cards are issued to family members older than age 4. So please make arrangements for a pool-ID card for your child if he or she has turned 5 years old since last year.

Shawna Gates – our very own Malvern photographer – has again volunteered to take photos for pool-ID cards. Thank you Shawna!

On April 26 right after the Spring meeting at the Clubhouse Shawna will be set up in the dining area. Please make every effort to get any needed photos done that day from 12 – 2 PM. After that you will have to submit your own headshot to Shawna for an ID and pay a surcharge for shipping/handling.

Anyone in need of a Malvern ID – new Members for instance – should contact Roberta Jalbert immediately to have an ID made. If you lost yours or need a replacement please contact me also.

As a reminder, the Malvern ID card is a single card issued for each family and does not contain a photograph. By comparison, the pool-ID card is issued to each family member and does contain a photograph of the family member. Pool use during the summer requires that annual dues are up-to-date, payment of a \$20 fee for the pool key, and possession of your pool-ID card.

## 2013 Year-end Statement of Income and Expenses

Income	Received	Budget	Expenses	Spent	Budget
Regular assessment	\$119,325.00	\$122,850	Accounting services	\$2,400.00	\$2,972.00
Banking interest income	\$389.55	\$600	Administration	\$2,517.67	\$2,600.00
Boat fee	\$135.00	\$135	Capital improvements		
Clubhouse fee	\$3,140.00	\$3,500	Repair patios and stairs	\$9,979.70	\$11,000
Late fees	\$858.01	\$450	Kitchen improvement	\$6,280.67	\$4,759
Collection fees	\$1355.80	\$0	Dock repairs	\$334.63	\$1,000
Packets	\$400.00	\$125	Clubhouse landscaping	\$4,547.68	\$2,000
Other income	\$1,033.05	\$0	Signs	\$355.41	\$0
Previous dues	\$2,753.14	\$0	Road easement clearance	\$3,500.00	\$3,000
Mowing	\$1,680.00	\$1,600	Replace TV in clubhouse	\$242.06	\$0
Pool income	\$2,500.00	\$2,500	Outside shed for storage	\$0	\$10,000
			Teen center air conditioner	\$0	\$2,000
			Repair upper pool deck	\$0	\$5,000
			Security lighting	\$0	\$1,000
<b>Total income</b>	<b>\$133,569.55</b>	<b>\$131,760</b>	Carp	\$0	\$200
<b>Notes:</b> 1. Account balances on January 1, 2013: Operating funds: \$68,898.34, reserve funds: \$110,709.80; total funds: \$179,608.14 2. Account balances on December 31, 2013: operating funds: \$86,806.96; reserve funds: \$142,449.36; total funds: \$229,256.32.			Mailbox area repairs	\$0	\$1,000
			Insurance	\$3,598.00	\$3,709
			Legal, professional fees	\$7,756.19	\$3,500
			Licenses, permits	\$200.34	\$320
			Buildings, grounds	\$6,597.51	\$8,580
			General road maintenance	\$7,950.00	\$9,400
			Snow removal	\$1,657.50	\$5,000
			Mowing	\$1,325.00	\$1,600
			Operations–Clubhouse	\$2,314.41	\$2,000
			Operations–Pool	\$5,279.73	\$4,140
			Malvern social functions	\$1,500.00	\$1,500
			Electric	\$4,589.13	\$4,725
			Telephone	\$257.56	\$404
			Telephone, cable, internet	\$823.18	\$0
			Security	\$10,440.00	\$13,160
			Reserve fund	\$30,000.00	\$30,000
			<b>Total expenses</b>	<b>\$114,446.37</b>	<b>\$134,569.00</b>



***More snow? ... Seriously!!?***

## GROUNDS AND LAKE – RICK COLLINS



This winter has been rough but the Lake, Dam, and Grounds have weathered well. The North dock staining was completed in the Fall and the difference is remarkable. Thanks again to Nancy and Ed Johnson, and Ceil Collins for helping me. This year we had the leaf buildup removed from culverts near Sylvan and Surrey Lanes. This seems to have made a difference in keeping the debris from clogging the culverts. Brush was cleared and removed from the North dock area in preparation for moving the dry hydrant so we can have a hazard free boat launch. Thanks to Don Nicholson for clearing the area. Maintenance is planned for the mail building and the news boxes when the weather improves.

We welcome back Meadow Spring Landscaping as they once again had the winning bid for the common area mowing contract. I would like to remind members to keep their vacant lots maintained to enhance the beauty of the subdivision and to reduce the wildfire hazard. Firewise recommends that grass be kept lower than four inches.

Please let me know if you have suggestions for improving the maintenance of the Lake or Common Grounds.

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## CLUBHOUSE AND POOL – JOE GRAHAM



We replaced the old stairs around the flag pole and added a new set of steps across from the pool to access the bathroom without having to climb the bank. We have installed video cameras for security.

*(continued next column [at top](#))*

## Clubhouse and Pool Report *(continued from below)*

### **The pool will open on the 30th of May for the season.**

Keys and the annual stickers for the pool-ID cards will be given out at the Spring Membership meeting for members that have paid their dues and pool key fee.

Clubhouse rentals are running about the same as last year's rentals. We replaced the old TV with a new flat screen TV. The clubhouse now has Wi-Fi, you will need a Comcast email account to use it.

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## SECRETARY'S REPORT – T. J. WRIGHT

My duties on the Board consist of recording minutes of all meetings, and participating in voting on all motions presented.

It has been my pleasure to serve our community in this capacity, and will continue to do so if re-elected.

The concern I have felt since moving into Malvern, and joining the Board is the apathy within the community towards the governing of the community. The Board manages a substantial budget to keep the community operational and gets very little resident participation in meetings. I want to encourage all residents to attend meetings, offer suggestions for improvements to the community, or share thoughts on the maintenance of the community. It's your chance to help improve the environment you live in.

Most importantly, we have need of applicants for new Board positions. Our bylaws specify a 7 member board. At this point it appears there will be at least one vacancy until or if it can be filled. Until filled, the result is more work spread among fewer Board members, who have families, jobs, other interests and commitments on their time too.

Please consider spending a small amount of your time to help maintain our community as a great place to live, just as community members have done on your behalf over the past 40+ years.



## President's Report (continued from page 1)

I've heard some people say that they didn't really pay much attention to the fact that their home would be part of a HOA or that they really didn't know before buying, what was involved. Well you do live in a HOA and there are some responsibilities that come with that. Dues are the most obvious but coming to meetings, reading newsletters and other communications, and maintaining your property are very important.

Please sign up for our email Newsletter by going to <http://www.malvernofmadison.org/> and entering your email address. It's a great way to be informed about what's going on!

**Subscribe**

I'd love to see more members become involved in this community. Our monthly meetings usually last about an hour and are held at the Clubhouse at 7 PM on the second Thursday of every month. We see the same faces there every month which is great, but I'd love to see some new faces! It's a small commitment and I think you would find it really interesting to attend! Remember, knowing what is going on and being part of the decision making process is essential to keep Malvern the best place live in Madison.

Please read through all the reports from Committee heads to see what has been happening the past 12 months and some of what is planned for the coming year. Your dues maintain this community and it is important you understand where those dollars are going.

IF YOU CAN NOT ATTEND THE SATURDAY MEETING PLEASE GIVE YOUR PROXY TO A MEMBER THAT WILL ATTEND. I'D BE HAPPY TO COME PICK IT UP FROM YOU AS WELL. JUST CALL ME AT 948-6441.

**Thank you!**

## FIREWISE COMMUNITY PROGRAM



Malvern residents participated in the Firewise Program by clearing their property of downed limbs, branches and sticks, trimming up tree limbs and bushes, and replacing landscaping with less flammable material. They were then able to have the brush chipped free, due to a \$4900 grant from the Virginia Department of Forestry.

The grant also paid for reflective house number signs for all lots in Malvern. Reflective signs will help homes be located quickly in the event of an emergency. The signs will be delivered to all property owners of developed lots.

The Firewise Committee is applying to The Virginia Department of Forestry for a grant in 2014 to continue home risk assessments and the chipping program in Malvern. Look for a letter, log and instructions in your mailbox on this years' program.

The number one cause of wildfire in Virginia is open burning. A spark can travel up to one mile and start a wildfire. Join your neighbors who are part of the Firewise Program to find out how you can protect your property and make Malvern a safer place in which to live.

Information is also available on <http://www.firewise.org> and <http://www.malvernofmadison.org/firewise.shtml>

**Karen Pilkerton, Firewise Program Coordinator**  
[malvernfirewise@gmail.com](mailto:malvernfirewise@gmail.com), 948-3230



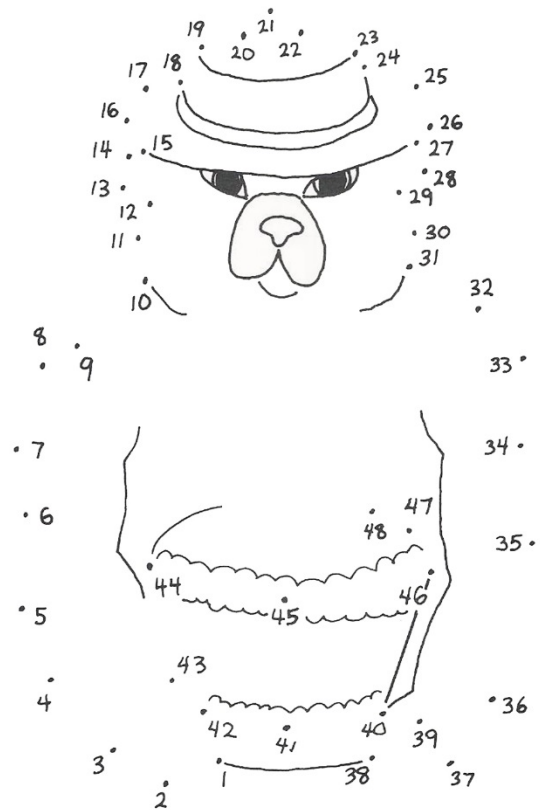
In addition to the links above, there are a number of informative videos that can be found at [www.youtube.com](http://www.youtube.com) using the search term, "Firewise".

**Malvern's Website Address: <http://www.malvernofmadison.org/>**

## TEST YOUR FIREWISE KNOWLEDGE

- To effectively reduce home losses from wildfires, \_\_\_\_\_ must become partners with local fire protection agencies and assume greater responsibility for home fire safety.
  - developers
  - homeowners
  - architects
- Roofs should be kept free of \_\_\_\_\_.
  - leaves
  - branches
  - debris
  - all of the above
- A Firewise Landscape can also provide food and cover for wildlife, require less water for irrigation and provide shade to cool the home and reduce energy bills. True or False?
- \_\_\_\_\_ is the most important tool that land managers have for fuel reduction in the wildland/urban interface.
  - Prescribed burning
  - Firefighter training
  - Smokey Bear
- When assessing wildland fuels (vegetation), the biggest concern should be the vegetation that surrounds the home. Experts recommend creating at least 30 feet of \_\_\_\_\_ to protect a home.
  - fire zone
  - defensible space
  - wildfire line
- During a wildfire, windblown embers called \_\_\_\_\_ can be blown under raised homes igniting debris and eventually the flooring of the structure.
  - fire brands
  - wind devils
  - spark arrestors
- Firewise Communities USA is a \_\_\_\_\_ for communities that take action to protect themselves from wildfire.
  - research program
  - reward program
  - recognition program
- The \_\_\_\_\_ program is a national initiative promoting community action and individual responsibility as the only effective way to solve the growing problem of homes lost to wildland fire.
  - Fire Prevention
  - National Fire
  - Firewise Communities
- \_\_\_\_\_ and \_\_\_\_\_ are two effective ways to reduce hazardous accumulations of wildland fuel near communities.
  - Mowing and prescribed burning
  - Flooding and drainage
  - Insects and diseases
- Fire is a natural part of almost all of our Virginia ecosystems. True or False?

**Kid's corner:** who am I? Did you know I'll be 70 years old this year? Connect the dots and then color me in.



Answers: 1. (b), 2. (d), 3. (true), 4. (a), 5. (b), 6. (a), 7. (c), 8. (c), 9. (a), 10.

## ROADS COMMITTEE – WALLACE HARVEY



Thanks For The Memories

As I sit and write to the members of Malvern of Madison, I look out my window to snow, one more time! We have had the most snow in years and cold weather to go with it. Later this week is the end of winter and the start of spring. But today, you would never know it.

The past few years a lot of things have happened with our roads. For the first time we had cracks filled with tar, not all cracks, but a lot of them. This is done to keep the water out and thus save our roads. I am hopeful this will continue. We did some serious overlays over some of the worst places in our roads. Overlays work at this time as the ground under many of our broken spots, alligating as it is called, has settled. If it had not chunks of pavement would heave out. I believe that as we use the base we have then we can overlay again in future years. Patching is always a possibility in the worst spots where the base is not acceptable. However, all new patches and overlays need to be sealed with tar to keep the integrity of the road. We have also repaired the shoulders at certain points on Malvern Drive. Despite what some people thought at the beginning, it is holding up pretty well. The problem is that people cannot stay on the road. More work on the shoulders will be needed.

As I depart, I have asked the members of the road committee to mark on a map the places they see for road repair. This winter sure shows us the where the weak points are. We will meet and plan for others that follow for at least the next 3 years. If we have time, a 5-year plan will be even better. I want the new leader of the Road Committee and future leaders to have the information that has not been passed along over the years. I fault no one for this, it just happened. I have created a ring binder with all bidders and the winning contract for each contract I have done. It also includes information on products and processes we have discussed in the Road Committee. Best yet, is there is a list of 5 companies that want to snow plow in Malvern next season. Here-to-fore, we have used word of mouth and newspaper ads to try and get people to bid. Now we actually have a list of those that want the job.

Lastly, I want to thank the Road Committee for their support and tireless work. Frank Sargent, T.J. Wright, Ed Johnson, Barry Cliver and Don Nicholson have worked very hard to support me and provide the guidance to keep our roads something to be proud of. The Malvern Board and particularly Roberta Jalbert, our President, have also been supportive. Roberta has been a pleasure to work with when I needed help in snow removal. When the original company failed us, she provided comfort and was willing to attack the problem to get the job done. I am willing to work with the Road Committee and or any other committee in the future, but for now I am departing the board. It has been my honor to serve. I hope that someone will choose to have that honor as well.

## HELP KEEP OUR COMMUNITY BEAUTIFUL:



Volunteers work on projects that help preserve Malvern's amenities as well as save its members money by keeping dues as low as possible. It is also a great way to meet your neighbors and to help your community at the same time. Even little things can help and there's plenty to do. Don't be afraid to ask what you can do.

Malvern Club Inc.  
905 Malvern Drive  
Madison, VA 22727

ADDRESS CORRECTION REQUESTED

## Proxy

(I)(We), \_\_\_\_\_ and \_\_\_\_\_ as owner(s) of the following Lot(s) \_\_\_\_\_ Malvern Club, Inc. under the provisions of the duly recorded legal instruments governing said Club, do hereby grant my/our Proxy to \_\_\_\_\_ of Malvern Club Inc., owner of Lot # \_\_\_\_\_. This Proxy is executed for the 2014 Annual Meeting, to be held on Saturday, April 26, 2014 at 10:00 AM, at Malvern's Clubhouse, and carries with it the full right to the proxy holder to cast his/her/their vote allocated to said lot or lots as he/she sees fit on all issues properly brought for a vote at the meeting for which this proxy is valid.

Signature (Owner): \_\_\_\_\_ Date \_\_\_\_\_

Signature (Owner): \_\_\_\_\_ Date \_\_\_\_\_

**Instructions:** Each lot is entitled to one vote; please indicate all lots owned. This proxy will be used to satisfy QUORUM requirements of 50 members voting in person or by proxy. Your proxy may also be used on votes requiring a two-thirds vote of members voting either in person or by proxy. You may ask the member you assign this proxy to vote your wishes or to vote in the same manner as the member will vote. Please note the Board of Directors can't use this proxy if the motion is modified or on new motions that may come before the membership. Also note that a majority vote includes only those members present and voting.