



Draft Minutes
Malvern Club, Inc.
905 Malvern Drive
Madison, VA 22727
<http://malvernofmadison.org/>

Board of Directors Meeting, January 11, 2024, Activity Center, called to order at 7 p.m.

Board Members Present: Chris Dickens, Dave Kalish, Steven Langone, Pat Rowe, Diana Elizabeth MacKenzie Stuart, Ellie Tarbous, Diana Wright

Members Present: Fred Bourque, Ed Johnson, Melody Langone, Carolyn Wahl

Decisions & Actions

The minutes of November 9, 2023, board meeting were not approved. Per discussion at the meeting Pat Rowe will make the suggested changes. The minutes of December 14, 2023, Board meeting were approved unanimously.

Pool key price will increase by from \$20 to \$25. The board voted unanimously to the increase.

Mowing contract renewed, no change in cost. The board voted unanimously to renew the contract.

President's Remarks

Dave welcomed members to the meeting and reminded them to limit comments on any issue to 2 minutes.

Calendar Review

President. Dave reviewed items in the January calendar. Decision was made not to change the current calendar. President agreed with proposed 2024 budget.

Committee Reports

Treasurer. Steve reported three members have not paid any amount toward their 2023 dues. Not more than one late fee may be charged per lot per year.

Steve purchased 3 small short-term CDs (two \$20,000 and one \$25,000) because the interest rates are good at this time. He provided the following account balances as of January 11, 2024:

Operating Funds	\$ 54,918.43
Reserve Funds	\$182,354.11
(CD) Reserve Funds	\$ 65,204.72
Total Operating/Reserve	\$302,477.26

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Clubhouse. President. Dave reported a new well for the clubhouse and the annex has been done and is working. A plumber will be working on providing water to the clubhouse, Kitchen and bathrooms. The lights have been upgraded with LED lights. Dave also noted that when the doors to the bedroom are closed the heat builds up in the rest of the clubhouse 75-80 and the bedrooms are cold. Dave suggests we leave the bedroom doors open for better circulation

Locks for the clubhouse and annex have been updated. A new one has been put on the clubhouse and the clubhouse lock has been placed on the annex.

Pool. Nothing to report.

Lake. Dave reported that the lake's water level is back to normal because of the recent rains. The Ph is back to 7 which is good for the fish. .

Grounds. Spring cleanup will take care of the branches and other debris that has collected.

Mailbox Area. Nothing to report

Roads. Chris reported that the contractor will start the paving work in the spring.

Architecture. Fred said there were no applications submitted this month.

Social Events. Ellie Tarbous will be our new Social Events Chairperson. Thank you Diana Wright for all your work.

Ellie provided a list of events that are already scheduled for 2024:

St. Patrick's day covered dish dinner, Sunday. March 17, from 4pm-6:30.

Easter Egg Hunt, Saturday, March 23 (rain date March 30) Participants (age 1-4, 9 am to 10 am)
(ages 5 to 10, 11 am to 12 noon)

Yard Sale April 6 (rain date April 13) 8 am – 2pm. Call Ellie 540-717-5711 to be on the list.

Additional events:

Weekly: Senior exercise group at annex, Mondays and Thursday at 10 am.

Monthly: NEW Malvern Craft group, Wednesday 10 am – 12 noon in the clubhouse. Bring your knitting/crocheting/quilting/. any craft beginning February 7. This is open to men, women and children - all ages.

New Business

Mowing contract has been renewed, no change from last year.
Increase in charge for a pool key \$20 to \$25.

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The meeting was adjourned 8:05 p.m.

Respectfully submitted:
Patricia Rowe
Secretary