

Montpelier Community Association, Inc.

Board of Trustees Meeting Minutes Deerfield Community/Recreation Center, Preschool Room January 11, 2005

Trustees in Attendance: David Hartley, Miya John, Mina Johns, Shawn Kelly, Paul McCullagh, and Lucy Young, Jeri Witt.

Trustees absent with cause: John Bertak and Susan Mathis.

Community Members present: MaryLee Chatrnuck, Ken Busic, Richard Dengler, and Mary Hughes. The meeting was called to order at 6:50 PM. A quorum was present for conducting business.

Secretary's Report, Lucy Young:

Trustee Young presented the December minutes. The minutes were approved unanimously.

Treasurer's Report, Mina Johns:

Trustee Johns distributed the treasurer's report (copy attached). Highlights:

- Access to the E Trade Account almost completed.
- Replacement reserve funded and a new account opened at Wachovia.
- Newsletter income was up in 2004 but, insurance costs increased dramatically in 2004.
- \$834 deposited with IRS for employee taxes. Trustee Johns will request a refund and will investigate whether it should be put back into the Operating Fund or the RRF. ACTION REQUIRED.
- Attorney C. Rosen will release a lien placed on a property for 2002 assessment after payment received. Liens recorded on Churchfield, Radnor, Shadetree, Cedarbrook and Fernwood properties and two lawsuits filed for ACCC collections.

Committee Reports:

FACILITIES, Richard Dengler, Chair

Mr. Dengler reported that pool companies would make presentations in February. Presentations will be on February 8 starting at 7 PM. The MCA's pool insurance will remain with Nationwide, but a new agent in Laurel was secured. Pool hours are set for 2005. US Aquatics is draining pool as needed because of rain.

TRAFFIC, Shawn Kelly, Chair

Trustee Kelly contacted C. Watkins and Prince George's County regarding the recent survey of traffic at Rte 197. No new red light camera will be installed until the county's bid process is completed. A suggestion was made to ask a MD Transportation or County representative to speak to the community. Trustee Kelly encouraged members to stay informed on the ICC.

ACCC, Jeri Witt, Chair

Trustee Witt reported:

- In response to complaints regarding letters to "first time offenders," the committee will make telephone calls first. If the issue is not resolved, letters will then be sent.
- Oxwell Lane home to be turned over the Community Standards. Estimates for repairs to the house have not progressed as agreed upon with the homeowner, so fines will be considered at the next meeting.
- ACCC proposed a protocol to manage utility trailers. A notice will be put in the newsletter that they should be removed.

A motion was made that all utility trailers be included in the definition of trailers and that a notice be placed in the newsletter. There will be 30-day period to remove them from the property before a fine is assessed. The motion was seconded and passed unanimously.

GOVERNING DOCUMENTS, Ken Basic, Chair

Mr. Basic reported that there are 151 votes. Votes are 90% in favor of the amendment. A board member asked if electronic voting was feasible and a suggestion was made to include the ballot in the assessment and affidavit package. The committee will conduct door-to-door voting in the spring.

SOCIAL AND RECREATION, Miya John, Chair

No report.

SECURITY, Richard Dengler

Mr. Dengler reported that the community is part of the county police CSA program.

WEB COMMITTEE, David Hartley, Chair

No report.

Old Business:

Trustee Young and Ms. McCullagh will continue researching leasing out common ground space for a cell tower. ACTION REQUIRED.

Trustee Witt has two bids for a sign for the community and will get a third before the next meeting. ACTION REQUIRED.

Trustee McCullagh displayed the Make a Difference Award and a gift certificate was purchased and will be presented to Ms. Shaw.

The 2005 assessment letter and pool user form were approved. The affidavit and pool user form will be printed on separate pages of paper. A motion was made and seconded to reinstate the Common Grounds Use Pass. The motion passed unanimously.

Mr. Dengler will research installing handicap access to the pool. ACTION REQUIRED.

New Business:

Additional advertising is needed for social events. Ms. Chatrnick offered to assist the social chair. Motion was made to approve Adam Smith as member of the Traffic Committee. The motion was seconded and approved unanimously.

Trustee Witt asked for authorization to form a Pool Committee. A motion was made and seconded and approved unanimously.

Motion was made to accept a new ACCC member, Curt Davies. The motion passed unanimously.

Comments from Attending Members:

Ms. Chatrnick asked if the community could be informed of convicted offenders in the neighborhood. The board suggested that there are several helpful web sites that could be published in the newsletter for the benefit of the community.

Ms. Chatrnick announced that she is moving out of the community. She will not be able to serve on the GDC and a volunteer will be needed for resale packages, governing documents, and newsletter mailings. ACTION REQUIRED.

The next meeting will be held on the second **Tuesday of February, February 8, 2005 at 6:45** at Deerfield Recreation Center, preschool room. The motion was made and seconded to adjourn at 8:22 P.M. The motion passed unanimously.