

Montpelier Community Association, Inc.

Board of Trustees Meeting Minutes Deerfield Community/Recreation Center, Preschool Room March 8, 2005

Trustees in Attendance: John Bertak, David Hartley, Mina Johns, Paul McCullagh, Shawn Kelly, Susan Mathis, and Jeri Witt.

Trustees absent with cause: Miya John and Lucy Young.

Community Members present: MaryLee Chatrnick, Richard Dengler and Mary Hughes.

The meeting was called to order at 6:52 PM. A quorum was present for conducting business.

Secretary's Report, Paul McCullagh:

Trustee McCullagh presented the February minutes with two typographic corrections. The amended minutes were approved unanimously.

Treasurer's Report, Mina Johns:

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

- Information sent to accountants.
- Maryland taxes are due April 15, 2005.
- A refund of approximately \$800 is expected from the IRS from a 2002 filing.

Trustee Kelly requested that a total bank report be handed out in future board meetings for clarity.

Committee Reports:

FACILITIES, Richard Dengler, Chair

Trustee McCullagh reported that the Boy Scouts would be doing some facilities clean-up projects and that he received favorable references on Community Pool Service. The other contractors were informed of the board's decision. The Green Thumb contract has been signed. Mr. Dengler reported:

- US Aquatics will still bill approximately \$300 for winter monitoring.
- The Boy Scouts will remove wet leaves around April 1 and 2. Anyone can help.
- The tennis courts suffered some winter wind damage to the fence that will be repaired.
- The cover will come off the pool April 15. The baby pool needs some repairs and Community Pool Service will caulk and repair.
- Bids will be solicited to increase the fence height from 6 feet to 10 feet. Mr. Dengler will see if insurance rate would decrease.

Trustee McCullagh asked that the posts on the path to the pool be repainted.

Trustee Kelly inquired about cable boxes with missing sides and cable running above ground. Mr. Dengler will check into the problem. ACTION REQUIRED.

TRAFFIC, Shawn Kelly, Chair

Trustee Kelly has not received information from C. Watkins. He expects information in April. Traffic camera lights are still on hold with the county. Trustee McCullagh reported that the repairs have started on Silverbirch Lane. The entire road and curbs will be repaired by late spring. Police presence on Rte. 197 has increased.

ACCC, Jeri Witt, Chair

Trustee Witt reported:

- Fines levied on Silverbirch and Shadetree homes.
- A request for enclosing garage approved.

- A request for two-story garage not approved.
- The tax sale on Radnor was cancelled.
- Improvements made on Oxwell Lane home.
- Community Standards called regarding deteriorated terracing.
- The shed on Silverbirch will be moved.
- Surveys will be done next week. The neighborhood is divided into ten sections. After the survey, the member will call the resident about the problem before the ACCC sends a formal letter notifying them of the infraction.
- A community member complained about the condition of homes in the community and that covenants are not enforced. Trustee Witt responded to the letter.

GOVERNING DOCUMENTS, Ken Busic, Chair

No report.

SOCIAL AND RECREATION, Miya John, Chair

Pool parties and other events need to be scheduled. One member questioned why the Easter Egg Hunt was starting at 8:30 in the morning. Trustee Mathis would like to assist on the committee. An “events board” should be erected in the community.

SECURITY, Richard Dengler

Mr. Dengler reported that all the cars stolen in the area have been left running with the keys in the ignition. The police will issue \$250 tickets for unattended vehicles with keys left in the ignition. Many insurance companies will refuse to cover the loss in such cases. The Security Committee will be increased to eight members.

WEB COMMITTEE, David Hartley, Chair

Trustee Hartley continues to investigate a DSL line for the pool and further wireless service to the community. ACTION REQUIRED. All new computer equipment will be secured. A motion was made to authorize the community to install broadband service in at the pool for a six-month trial at a cost of approximately \$200. The motion was seconded and passed unanimously. Mr. Dengler complained about the recent “scare tactics” on the e-list about aluminum wiring. Trustee Hartley has planned a bulletin board format for discussions on the e-list in the future. ACTION REQUIRED.

POOL COMMITTEE

Trustee Witt announced the first committee meeting for March 9, 7:30 PM at Jan McCullagh’s house.

Old Business:

Trustee McCullagh has furnished the attorney with a new affidavit required by Judge for further court action.

Verizon is not interested in erecting a cell tower at this time.

New Business:

A recently purchased home on Boxford Court returned an affidavit with several un-related names as pool users and only a company name listed as the owner of the house. Trustee Witt contacted the company representative and was told the home was purchased for the president of the company, but other people were staying there temporarily. The affidavit has been returned with instructions that only the homeowner and family may use the pool.

Trustee McCullagh announced The Make A Difference Award recipient for March-April is Mrs. Chatrnuck. She received a \$25 gift certificate from Sapphire Restaurant.

Trustee Witt will ask Ms. Lomangino for help with a community announcement column. ACTION REQUIRED.

Comments from Attending Members:

Trash has been dumped on the power line right of way. Trustee Witt will investigate. ACTION REQUIRED.

A member complained about the list of home sales recently printed in the newsletter. An address was listed which is not in the community. The community must be specific about identifying the Montpelier community and the Montpelier area.

The next meeting will be held on the second **Tuesday of April, April 12, 2005 at 6:45** at Deerfield Recreation Center, preschool room. The motion was made and seconded to adjourn at 8:27 P.M. The motion passed unanimously.