

Montpelier Community Association
ARCHITECTURAL CONTROL & COMPLIANCE COMMITTEE
Deerfield Recreation Center
May 7, 2015
Meeting Minutes

Committee Members Present: Brian Dennis, Jack Keating, Michael Flowe, and Sean Beaver.

Committee Members Absent: Michael Boddie.

Community Members Present: Diana Williams, Denise Sosbe, and Mary Hughes.

The meeting was called to order at 7:03 PM by J. Keating. The minutes of the April meeting, as transcribed by M. Hughes, were reviewed. B. Dennis made a motion to accept the minutes. M. Flowe seconded the motion and it passed unanimously.

OLD BUSINESS:

Trustee Keating reported on the lawsuit against the MCA and an MCA member. The Judge ruled that the ACCC, MCA and member acted properly and ruled in favor of both defendants on all counts.

8907 Boxford Court – The matter is closed. Thank you.

8903 Churchfield Lane – The car cover has been replaced. A letter will be sent to thank them for this compliance and to remind them of the detached downspout and other issues.

8700 Oxwell Lane – There has been no change in status so a Cease and Desist will be sent regarding the missing shutter.

8701 Royal Ridge Lane – There has been no change in status so a Cease and Desist will be sent regarding the shopping cart in the driveway and car with expired tags.

12509 Silverbirch Lane – A representative from the company overseeing the foreclosure submitted a request for grass cutting and other clean-up of the property.

NEW BUSINESS:

8719 Graystone Lane – The gutter is coming away from the house. A letter will be sent.

12501 Ivory Pass – Complaints made about long grass. A letter will be sent.

12207 Mount Pleasant Drive – An approval request was submitted (1) to create a first-floor bedroom by enclosing part of the front porch and (2) to install minimal maintenance, hardiplank siding. M. Flowe made a motion to approve the request pending submission of an approved permit. S. Beaver seconded the motion and it passed unanimously.

8770 Oxwell Lane –The lawn is overgrown. A letter will be sent.

8799 Oxwell Lane – An approval request was submitted for a 4-foot fence from the back corner of the house. J. Keating made a motion to approve the request pending receipt of an approved county permit. M. Flowe seconded the motion and it passed unanimously.

9200 Pleasant Court – A dead tree fell in the back yard and has been left for several years. A letter will be sent.

8803 Royal Ridge Lane – A complaint was made about a commercial truck parked at the house. It will be monitored.

12812 Silverbirch Lane – An approval request to widen the driveway was submitted. J. Keating made a motion to approve widening the driveway which shall not exceed twenty-five feet wide at any point. If the driveway will exceed twenty-five feet at any point, the homeowner must request an exception to the covenants from the ACCC. S. Beaver seconded the motion and it passed unanimously.

12224 Valerie Lane – Members presented their approval request to install a concrete slab patio with a privacy screen and water feature. B. Dennis made a motion to approve the request. S. Beaver seconded the motion and it passed unanimously.

APPROVED ONLINE:

8709 Granite Lane –Approval granted to repair a chimney. Approved by M. Boddie, S. Beaver and M. Flowe.

8900 Montpelier Drive – Approval granted to install siding on the house. Approved by M. Boddie, S. Beaver and M. Flowe.

NOTIFICATION:

9304 Montpelier Drive – Notification of a new roof (slate gray).

The next meeting of the ACCC will be the first Thursday of the month, Thursday, June 4, 2015, at 7:00 PM at Deerfield Recreation Center, pre-school room. The meeting adjourned at 8:15 pm.