

Montpelier Community Association
ARCHITECTURAL CONTROL & COMPLIANCE COMMITTEE

Deerfield Recreation Center
September 7, 2017
Meeting Minutes

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

Committee Members Absent: Michael Boddie

Community Members Present: Michael Randolph, Kevin James & Michelle Gimbert

The meeting was called to order at 7:03 PM by J. Keating. There was a quorum to conduct business. M. Flowe made a motion to accept the minutes of the August meeting as amended and was seconded by S. Beaver and the motion passed unanimously.

Chairman J. Keating thanked the committee members for their past year of service.

OLD BUSINESS:

12509 Cedarbrook Lane – Van has been brought into compliance, but \$500 fine was due by June 1, 2016. The matter is in our attorney's hands.

12210 Shadetree Lane – - After fining the homeowner for having work done without approval a letter was sent to the home owner authorizing permission to build the deck pending him obtaining a permit from Prince George's County. No permit has been received as of yet. Fines were paid. A third and final letter will be sent reminding them to send us a copy of the county permit as it is a county requirement.

12237 Shadetree Lane - the home owner is looking to extend the addition proposed at last month's meeting. He provided all the updated paperwork. M. Boddie made a motion to approve the modification for his addition and S. Beaver seconded the motion and it passed unanimously. We are still awaiting copies of the County Permits. A second letter will be sent requesting the permit.

12200 Brittany Place – home owner is requesting a 6 foot fence because of their dog. An email and a letter were sent requesting a drawing showing the location of the fence in relation to the house. Nothing was received from the owner so the committee denied the request. A letter will be sent.

8719 Oxwell – homeowner is inquiring about a fence approval for their neighbor. After he had a survey done it appears his neighbor's fence is on his property. The homeowner has spoken with J. Keating and said she is going to move the fence. Monitor

8763 Oxwell – the house has long grass and a car in the driveway with a flat tire. The house appears to be vacant. S. Beaver will check on this.

8710 Granite – the front porch appears that it is being used as storage. There are a lot of items that have been there for several months. A second letter will be sent to the homeowners requesting that the clean up their front porch.

9201 Lawnview – It was brought to the Committee's attention that the driveway has been widened without getting prior approval. Two letters were sent explaining the violation and requesting them to come to the next ACCC Meeting. The home owners submitted a form. B. Dennis made a motion to fine the home owners \$50 for not getting prior approval. The committee approved the driveway and agreed to the fine. Send approval letter along with the request for payment of the fine.

12201 Mount Pleasant – the home owners are requesting approval for a fence. It was noted that the fence has already been erected and it is a 6 foot fence. Not only is the 6 foot fencing a violation but with no approval the home owners are subject to fines. A letter will be sent requesting the revised form along with neighbor signatures by our next meeting.

9200 Pleasant Court– A complaint was made regarding the overgrown rear yard, items on the front porch, vehicles in the driveway with no tags and flat tires, a large dead tree in the rear yard and flashing falling off the house and porch. A letter will be sent.

9203 Pleasant Court – A complaint was made regarding an overgrown rear yard, visible roof and gutter damage, gutters falling off the front of the house, visible damage on side roof, flashing falling off and a large dead tree in the front. A letter will be sent to the homeowner.

Montpelier Community Association
ARCHITECTURAL CONTROL & COMPLIANCE COMMITTEE

8804 Gramercy – Home owner submitted a request for a 6 foot vinyl fence. They are getting a new dog and are concerned about it jumping the fence. B. Dennis made a motion to approve the fence and S. Beaver seconded the motion. The motion passed with a vote of 3-1. An approval letter was sent. The home owners provided the county permit. – Matter will be closed.

12813 Fernwood – a complaint was made about their overgrown yard, brush on the fence, discarded bicycles, multiple clothes lines, trim falling off the house in the rear and Christmas decorations in disarray remaining up. A letter will be sent.

NEW BUSINESS:

8708 Oxwell – the homeowner was in attendance and was inquiring about having a treehouse/playground built in his rear yard. He went to the county and they assured him that he does not need a county permit but should get approval from his Home Owners Association. He was advised to fill out our ACCC application and include a plot to show the location of the desired items he is building. He agreed and will submit this to the committee.

12209 Shadetree – the homeowner was in attendance to discuss ongoing projects to and confirm no violations existed. He also reviewed additional projects under consideration.

12201 Mount Pleasant –it has been brought the committee’s attention that there is a car in the driveway that has been on jack stands and a tarp covering a missing window on it for quite some time. – Send letter

8802 Orwood – a complaint was made about a dead branch hanging over into the neighbor’s yard and an uncut yard. – send letter

12400 Cedarbrook – A complaint was made that there is an obstructed view when you exit Oxwell and turn on to Cedarbrook. The bushes are over grown and drivers are unable to see traffic in order to safely pull out on to Cedarbrook. – It was determined that the bushes are on the county right of way so a ticket will be opened with the County to fix this problem.

8700 Oxwell – A 6 foot fence was put up without prior approval. – send letter

ONLINE APPROVALS:

8809 Oxwell - the homeowners are having some interior work done in their home and a dumpster trailer will be in the driveway for a few days starting September 5th and may return for a few more days at the end of the job. The entire job should only take about two weeks.

A motion was made by S. Beaver at 8:20 pm to Adjourn. The motion was seconded by M. Flowe and passed unanimously. The next meeting of the ACCC will be the first Thursday of the month, October 5, 2017 at 7:00 pm at Deerfield Recreation Center, preschool room.