

Montpelier Community Association
ARCHITECTURAL CONTROL & COMPLIANCE COMMITTEE

Deerfield Recreation Center
January 4, 2018
Meeting Minutes

Committee Members Present: Jack Keating, Sean Beaver Brian Dennis, Michael Boddie and Michael Flowe
Community Members Present Matt Pennybacker, Katina Krasnec, Kevin James & Michelle Gimbert

The meeting was called to order at 7:07 PM by J. Keating. There was a quorum to conduct business. S. Beaver made a motion to accept the minutes of the December meeting as amended and was seconded by M. Flowe and the motion passed unanimously.

OLD BUSINESS:

12210 Shadetree Lane – After fining the homeowner for having work done without approval a letter was sent to the homeowner 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 letter will be sent to the homeowner stating that they must appear at the next ACCC meeting for a hearing to determine a fine for non-compliance. **The homeowner has the letter of approval to get the permit and we are waiting to receive the permit. Monitor.**

12209 Shadetree – the homeowner was in attendance and explained that the contractor is in the process of obtaining the equipment needed to reduce the height of the shed as promised. He said it should be complete within 30 days and will measure no bigger than 13 x 14 x 10 as agreed upon. An application was submitted for a fence. It will be a four-foot fence with a section of it being six feet because of the slope in his yard and to have the view blocked from the street. S. Beaver made a motion to approve the fence as submitted, M. Flowe seconded the motion and it passed unanimously. **The homeowner submitted an application for widening his driveway as well. M. Boddie made a motion to approve the driveway and add the front patio as long as the driveway remains 25 feet or less as stated. S. Beaver seconded the motion and it passed unanimously. Approval letters were sent for the fence and driveway.**

8763 Oxwell – There is a car in the driveway with a flat tire. The house appears to be vacant. **A letter was sent to the homeowners.**

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 homeowners submitted a form. B. Dennis made a motion to fine the homeowners \$50 for not getting prior approval. The committee approved the driveway and agreed to the fine. An approval letter along with the request for payment of the fine was sent. **Third and final letter was sent. Monitor until next meeting and send to attorney.**

8901 Eastbourne – Fence replacement – replace a 4-foot chain link with a wooden picket fence. The committee agreed to approve as long as it only encompasses the back yard. A letter was sent requesting an updated drawing for approval. We are waiting for updated drawing from homeowner. **Send a letter that the ACCC denied the request since we have not received an updated drawing.**

8756 Oxwell – a damaged vehicle with flat tire has been sitting in driveway for a while. **S. Beaver will open ticket with the county and a letter will be sent to the homeowner.**

8907 Boxford – the leaves were raked to the curb and left. **A letter will be sent.**

NEW BUSINESS:

12236 Shadetree – homeowner is requesting a fence around his back yard. Application and drawings submitted. The request is for a four-foot fence with lattice on top bringing the total height to five feet tall. A request is in with the county to get a permit since the fence is over four feet. B. Dennis made a motion to approve the request pending receipt of the permit from the county. M. Boddie seconded the motion, and it was approved unanimously. **A letter will be sent as we wait for the permit.**

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With Attorney:

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.

A motion was made by M. Boddie at 8:03 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, February 1, 2018, at 7:00 pm at Deerfield Recreation Center, preschool room.