

Montpelier Community Association
ARCHITECTURAL CONTROL & COMPLIANCE COMMITTEE

Deerfield Recreation Center
August 2, 2018
Meeting Minutes

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

Committee Members Absent: Michael Boddie

Community Members Present: Victoria Tatarewicz and Shelle Middlebusher

The meeting was called to order at 7:00 PM by J. Keating. There was a quorum to conduct business. The July minutes were reviewed, and corrections were noted. M. Flowe made a motion to accept the minutes as amended, it was seconded by B. Dennis and passed unanimously.

OLD BUSINESS:

12210 Shadetree Lane – Until the permit from their deck built in 2017 is received the homeowner will continue to be fined each month and will be denied use of the pool and common grounds. **No permit has been received.**

9301 Montpelier – There is a trailer in the street and rarely seems to move. It is blocking the view of nearby neighbors trying to pull out of their driveways. P.G. County Parking Enforcement was on Montpelier Drive the other evening and spoke with the home owner regarding this problem.

Monitor

12400 Cedarbrook – A complaint was made regarding the long grass and overgrown shrubs. The homeowner was in attendance and is requesting an additional month to get this work done. Money is an issue, so S. Beaver and J. Keating suggested that she get quotes and they would take them to the Board to request money from the Benevolent Fund to assist.

12343 Shadetree – The homeowner was in attendance and is looking to redo their back deck, put in a 12 x 10 screened room, a 10 x 6 shed, wooden walkway, and landscaping. The application was approved pending receipt of a permit. **Monitor**

12301 Starling – The homeowners are requesting to expand the paving at the top of the driveway for a basketball playing area. **Waiting for updated submission of the request.**

8778 Owell – A complaint was made regarding the homeowners renting out a portion of their home to another family. A letter will be sent informing them of the Covenant allowing for one family. S. Beaver will open a ticket with the county. Letter sent. **Close**

12229 Shadetree – The homeowner is reporting a sinkhole in his back yard and looking for some guidance. S. Beaver is working with him to have the county come look at the problem and possibly WSSC since the problem seems to be across the street around the storm drain as well. **Close**

12222 Valerie – A complaint was made regarding the bushes growing over their fence into the neighbor's yard. Pictures were provided. A letter will be sent giving them 30 days to trim these bushes back. Letter sent. Bushes have been trimmed. **Close**

12601 Cedarbrook – A complaint was made about a dead tree in the front yard. Letter sent. Homeowner called J. Keating and said they will get quotes. **Monitor**

12705 Cedarbrook – A complaint was made about a dead tree in the front yard. Letter sent. **Home owner sent a letter that they have trimmed all the dead branches and will have the tree removed when they have the funds. Monitor**

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NEW BUSINESS:

12410 Cedarbrook – A complaint was made that the homeowner has not raked their leaves since last fall. No evidence of leaves around the yard. **Close**

12804 Silverbirch – The homeowner was in attendance and is looking to replace a six-foot fence with redwood vinyl. She is requesting an exception to have the fencing include to the side door just and a small part of the side yard because that is the only door from the house leading to the back yard. She is also requesting an exception to keep the fencing at the six-foot height for security purposes. A motion was made by B. Dennis to grant the request for a six-foot fence at the existing location due to security and to include the side door within the fencing. Also, to keep the chain link fence at the back of the yard. The motion was seconded by M. Flowe and passed unanimously.

12237 Shadetree – The homeowner has not started the work on the addition to their home that was approved back in October. **Send a letter reminding them of timeline from approval date.**

12207 Valerie – A complaint was made regarding the many renters in the home and the ten cars parked in the driveway and on the street in front of the house and regarding the trash on the front porch.

A letter will be sent.

A motion was made by S. Beaver at 7:42 pm to Adjourn. The motion was seconded by B. Dennis and passed unanimously. The next meeting of the ACCC will be the first Thursday of the month, September 6, 2018 at 7:00 pm at Deerfield Recreation Center, preschool room.