

Montpelier Community Association
ARCHITECTURAL CONTROL & COMPLIANCE COMMITTEE

Deerfield Recreation Center
July 11, 2019
Meeting Minutes

Committee Members Present: Jack Keating, Sean Beaver, Michael Flowe, Michael Boddie, and Jessie Linder

Community Members Present: Kat Wilmot, Bob Derrick, Richard Mason, Vince & Melissa Smith, Donnie Smith, Angell Hunter, and Michelle Gimbert

The meeting was called to order at 7:00 PM by J. Keating. There was a quorum to conduct business. The June minutes were reviewed. S. Beaver made a motion to accept the minutes as is motion was seconded by M. Flowe and passed unanimously.

OLD BUSINESS:

9203 Ethan - homeowner has had a six-foot fence placed around their back yard without prior approval.

They fence was installed backwards according to County code. The owner will go back to fencing company to resolve. The accumulating fine was put on hold until the homeowner can resolve the issue with the fencing company and the county. She was given 60 days to follow up from April 4th meeting. A letter was sent for an update, but no response was received. **A letter was sent certified notifying her that the monthly fine will be re-instated as of July 11th and will continue monthly until this is resolved.**

8719 Oxwell – The homeowner has installed what appears to be a 2-story deck on the rear of their home, as well as a trellis and a six-foot fence without prior approval. Two letters and a Cease-and-Desist letter of intent to fine were sent with no response. A hearing was set, and homeowner was requested to attend but did not show or contact the committee. **\$1000 initial fine was placed for each of the three infractions of the deck, the trellis, and the six-foot fence. An additional \$500 a month fine, for each of the infractions, will be charged to the homeowner until the request and permits are submitted pending approval. This information will be mailed to the homeowner via certified mail.**

12205 Brittany – A six-foot wood fence has been erected in the rear of the home without approval, the fence is installed in reverse against county ordinance, and it exceeds the rear of the home on the right side and comes nearly to the front of the garage. The fence was approved permitting that the side section be moved to the back corner of the home and that the fence is fixed to comply with county code. **The homeowner was in attendance and is still working with Lowe's to have her fence done according to our covenants and to county code. She said they will have this complete in the next six days.**

9206 Pleasant – Proposed new house being built. Design does not follow the covenants; they will have to submit another plan. **Michelle will try and get address to send letter.**

12203 Barclay – complaint of tall grass. Sent letter. – Grass cut. **CLOSE**

NEW BUSINESS:

12404 Eastgate – Back yard patio project, application submitted. **S. Beaver made a motion to approve the request if the arbor doesn't exceed ten feet high. J. Linder seconded the motion and it passed unanimously.**

12601 Cedarbrook – complaint of front and back yard needs to be cut and cleaned up. Grass is 15 inches

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in heights in some places and several large piles of debris (dead tree branches) in the back yard have attracted animals to nest and visit frequently. **Send a letter notifying them they are in violation and let complaining homeowner know that we are notifying the homeowner and they can open a ticket with County 311.**

8705 Granite – homeowner is looking to replace a 30-year-old stockade fence with the same type of fence. **Request approved. Send letter**

12103 Mt. Pleasant – The home has a storage POD in the driveway that has been there for at least two months. **Send a letter inquiring when the POD will be moved since it is supposed to be for short term projects.**

12400 Cedarbrook – a complaint was made that the grass is very tall and the front, back and side yards are in disarray. **Since this is an ongoing problem, a letter will be sent requesting the homeowner to attend the next meeting.**

8711 Granite – Homeowner was in attendance requesting a six-foot privacy fence to replace the current four-foot chain link fence to keep in her large dog. **S. Beaver made a motion to approve the request providing the permit is obtained from the county and a copy provided. The motion was seconded by J. Linder and passed unanimously.**

9204 Twin Hill – the homeowners were in attendance requesting a six-foot fence in their rear yard for keeping a large dog in. **S. Beaver made a motion to approve the fence as stated in their request provided that a permit is obtained from the county and presented to the committee. M. Flowe seconded the motion and it passed unanimously.**

12511 Silverbirch – a complaint was made regarding tall grass and an unkempt lawn. **A letter will be sent.**

Shadetree – a complaint regarding several untagged cars in front of the house. **A ticket will be opened with the county.**

Board members Richard Mason and Bob Derrick were in attendance and wanted to thank the ACCC for all they do. It is appreciated!

NOTIFICATIONS:

9219 Twin Hill – notification of PODS starting July 8th until floor repair from water leak is repaired and restored.

8904 Montpelier – siding and roof replacement – no changes in colors.

A motion was made by M. Boddie at 8:20 pm to Adjourn. The motion was seconded by J. Linder and passed unanimously. The next meeting of the ACCC will be on Thursday, August 1, 2019, at 7:00 pm at the Deerfield Recreation Center, preschool room.