

Montpelier Community Association
ARCHITECTURAL CONTROL & COMPLIANCE COMMITTEE

Deerfield Recreation Center
WebEx Call in Meeting Minutes
202-860-2110, PIN: 126 909 1700#, #
July 1, 2021
Meeting Minutes

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

Committee Members Absent: Paula Rojas and Jessie Linder

Community Members Present: Jane Mills, Christopher Burnham, Juan Salazar, and Michelle Gimbert

The meeting was called to order at 7:03 PM by J. Keating. There was a quorum to conduct business.

The minutes from the June 2021 meeting were reviewed. S. Beaver made a motion to approve the minutes as submitted and M. Flowe seconded the motion and it passed unanimously.

Complaints:

12110 Cedarbrook – car in driveway with flat tires and not tags. It has been there for quite some time.

Send second letter, fines will be determined at next meeting.

12400 Cedarbrook - Yard was cleaned up by August Fines dated back to January are still owed. Sent “Breach of Contract” letter and a request to join the next meeting. **Send invoice and letter that her yard is a reoccurring problem.**

8709 Crystal Rock – Two cars in driveway, one with flat tires other on jack stands. Both have been there since last summer. J. Keating spoke with the owner and her son. Sent Cease and Desist letter and request they join the next call. **Homeowner joined call in June, her son joined call in July and assured committee the jack stands would be removed in the next few days. Fines will continue until she comes into compliance. Another letter and invoice should be sent.**

12412 Eastgate – house appears vacant, back fence is deteriorating, grass is long. **Send second letter requesting that they reach out to the ACCC when work is complete.**

9207 Ethan – Grass not being cut. **Send second letter and invoice.**

8808 Gramercy –Electric fence installed in front yard and sign stating this is in yard. Oversized shed built in backyard without approval. Send another letter for fence and shed fines. \$300 fine for building without approval and an additional \$150 per month for each infraction until proper paperwork is submitted and approval is received. **Send another letter and invoice.**

9104 Montpelier Leaning lamp post, piles of bricks all over yard, bags of soil or mulch around yard. Most of these items have been there for many months. **The owner joined the call and said most of the work has been completed. Monitor.**

9301 Montpelier – Owners erected an oversized shed without permission – spoke with Jack in November 2020 and said they would submit paperwork, never received. Sent Cease & Desist Letter J. Keating finally received the paperwork which says the shed is 10’x15’ but he will go by and get measurements. **Shed measurements are 16 x 18 feet with 8-foot walls plus 3 ½ feet off the ground, which is in violation. Every possible option was discussed. The owners must either bring the shed into compliance (120 square feet and no more than 10-feet high) or remove the shed. Send letter notifying owner of this and their right to appeal to the Board.**

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9314 Montpelier - Grass not being cut. **Send second letter.**

12410 Mt. Pleasant - Grass not being cut. **Send second letter.**

8728 Oxwell - Grass not being cut. **Send second letter.**

9200 Pleasant – The rear lawn needs to be tended to and the dead tree in the back/side yard needs to be removed. The front flashing is now falling off and needs to be addressed. Resent Cease & Desist letter to attend next meeting online for hearing and still did not call in. **Send another letter along with one for uncut grass.**

12214 Shadetree – Requesting fence, deck, driveway widening – approval was pending on permits which have not been received. Homeowner sent email with permit numbers. **Homeowner attended meeting to discuss fines. A motion was made by Michael F. to fine a total of \$2,000 for not obtaining prior approval and seconded by S. Beaver. The homeowner said he could pay in full tomorrow if the committee was willing to take \$1,500. M. Boddie amended the motion to fine \$1,500 and was seconded by S. Beaver. Michelle will meet up with the homeowner to collect the fines tomorrow.**

12204 Valerie – neighbor's fence has fallen onto their property. Homeowner's son will take care of it. Sent letter for violation of fence, wall & discharging of water on neighbor's yard. Homeowner sent letter that fence was fixed, and water runoff is not from her property. **The owner can call the county regarding the flooding.**

NEW BUSINESS:

Notifications:

8904 Churchfield – repairing fence. **S. Beaver will post the color online.**

8912 Royal Ridge – Replacing roof and shingles.

12400 Silverbirch – painting exterior bricks and will have dumpster for about 2 weeks.

Requests:

12206 Mount Pleasant – request to place pond in back yard. **Approved online.**

9203 Pleasant – requesting a 6-foot fence in the rear yard. Uploaded to the ACCC website. **Approved online pending receipt of permit. HOLD.**

12223 Valerie – Deck – approved online, **need permit.** S. Beaver will email the homeowners.

A motion was made at 8:10 PM by S. Beaver to Adjourn and was seconded by M. Flowe and passed unanimously. The next meeting of the ACCC will be on Thursday, August 5, 2021, at 7:00 PM online.