

**Montpelier Community Association**  
**ARCHITECTURAL CONTROL & COMPLIANCE COMMITTEE**

**Deerfield Recreation Center**  
**WebEx Call in Meeting Minutes**  
**202-860-2110, PIN: 126 909 1700#, #**  
**August 5, 2021**  
**Meeting Minutes**

Committee Members Present: Sean Beaver, Michael Boddie, Michael Flowe, Paula Rojas, and Jessie Linder

Committee Members Absent: Jack Keating

Community Members Present: Joe Bacarella, Christopher Burnham, Noe Saenz, and Michelle Gimbert

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

The minutes from the July 2021 meeting were reviewed. P. Rojas 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 Cease & Desist letter informing them that fines will start at \$500 per month. Also mention that when they walk their dog they are required to clean up after it.**

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 letter that her yard is a reoccurring problem and fines will be \$500 a month if not taken care of in the next 30 days. Also said to attend the next online meeting.**

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. **The vehicle was removed from the jack stands as of today. It will be posted online to discuss the fines.**

12412 Eastgate – house appears vacant, back fence is deteriorating, grass is long. **S. Beaver will check on this property.**

9207 Ethan – Grass not being cut. **Sean will send pictures.**

8808 Gramercy –Electric fence installed in front yard and sign stating this is in yard. Shed built in backyard without approval. \$300 fine for building without approval and an additional \$150 per month for each infraction until proper paperwork is submitted and approval is received. **Owner on the call, had submitted paperwork back in March but had incorrect email address. Said it was approved over the phone, we think there was a mix-up when it was approved. Jack most likely thought it was another fence the ACCC was addressing at the same time. He says shed is 10x12 and will submit another form for the electric fence for approval.**

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. **Cleaned up. CLOSE.**

9301 Montpelier – Owners erected an oversized shed without permission – spoke with Jack in

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November 2020, sent paperwork after receiving Cease & Desist letter. Paperwork claimed the shed was 10'x15' but it was measured by committee at 16 x 18 feet with 8-foot walls plus 3 ½ feet off the ground. The owners must either bring the shed into compliance (120 square feet and no more than 10-feet high) or remove the shed. **It appears that it is being worked on. HOLD.**

9314 Montpelier - Grass not being cut. Sent second letter. Grass has been cut on house is being worked on. **CLOSE.**

12410 Mt. Pleasant - Grass not being cut. **Send another letter and invoice.**

8728 Oxwell - Grass not being cut. Sent second letter. Grass has been cut. **HOLD.**

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. Front was cut but nothing else was done. **Continue to send invoice. Sean will get pics.**

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. **Sen letter that for the flooding they should contact the county. CLOSE.**

**Requests:**

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. **HOLD.**

**NEW BUSINESS:**

**Complaints:**

12813 Fernwood – complaint of a fridge on the front porch that has been there for several weeks. Letter sent. Fridge is gone. **CLOSE.**

8719 Oxwell – Above ground pool, chickens and building built for them. (In addition to two story deck, part of six-foot fence.) **Sean has picks and opened ticket with the county. Send letter.**

**Notifications:**

8901 Briardale – repairing garage door and replacing trim.

12805 Cedarbrook – dumpster for a week or two.

8904 Churchfield – fence repair and painting.

8711 Crystal Rock – roof repairs.

8807 Montpelier – power washing deck and repaving driveway.

12111 Mount Pleasant – Dumpster notification.

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12200 Mount Pleasant – Solar panels.

8771 Oxwell – drainage and landscaping work being done and will last for about two weeks.

12404 Radnor – replacing windows and door on side of the house.

12222 Valerie – roof replacement.

**Requests:**

8703 Crystal Rock – request for a shed. Approved online. **CLOSE.**

12408 Radnor – addition to rear of house extending living room on first floor (10' x 33'). **Approved pending permit.**

12214 Shadetree – Homeowner is requesting a retaining wall 12" to 18" to flatten the yard, a six-foot privacy fence to replace existing fence (for dog and small children).

9214 Twin Hill – Homeowner requesting a 7x7 or maybe an 8x10 shed.

9202 Lawnview – chickens, roosters, etc...., weekends are noisy sometimes with drums, many people there on weekends (maybe a religious service). **Send letter regarding livestock and possible religious services. Also notify the county of infractions.**

12700 Silverbirch -Owners are bringing in vehicles that are untagged and working on them then selling them. Businesses are not permitted to be run from home. **Sending letter.**

8708 Graystone – carpet laid out in driveway stuck to the ground, van being stored, items stored between van and garage door, appliances in backyard, trees fallen, and fence is falling apart. Unkempt bushes blocking entrance to home. **Send letter.**

A motion was made at 8:13 PM by P. Rojas to Adjourn and was seconded by M. Boddie and passed unanimously. The next meeting of the ACCC will be on Thursday, September 2, 2021, at 7:00 PM online.