

Montpelier Community Association
ARCHITECTURAL CONTROL & COMPLIANCE COMMITTEE

WebEx Call in Meeting Minutes
202-860-2110, PIN: 126 909 1700#, #
November 4, 2021
Meeting Minutes

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

Community Members Present: Brendan Heckman, Joseph Field, Noe Saenz 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 October 2021 meeting were reviewed. M. Boddie made a motion to approve the minutes as submitted and M. Flowe seconded the motion and it passed unanimously.

OLD BUSINESS:

Complaints:

12400 Cedarbrook – Yard still in disarray, house numbers cannot be seen from the street. Sent Cease & Desist letter. A ticket was opened with the county. Start fines of \$500 beginning in November. **Send letter and invoice. Send to attorney if no response.**

8709 Crystal Rock – Two cars in driveway, one with flat tires other on jack stands. Both have been there since last summer. Vehicle finally removed from jack stands and everything is in compliance. Fines were agreed upon by the Committee at \$612.90. **Send to attorney. CLOSE.**

12412 Eastgate – house appears vacant, back fence is deteriorating, grass is long. Front yard has been cut. Several letters sent. Complainant said back yard and fence are still a problem. **Homeowner contacted J. Keating and said he will come out over the next couple of weeks and work on yard and fence. HOLD.**

9207 Ethan – Grass not being cut. Grass has been cut. **Committee reduced fine from \$2,000 to \$500. Send letter with invoice.**

8808 Gramercy – Electric fence installed in front yard with sign. Shed built in backyard without approval. Owner submitted paperwork back in March but had incorrect email address. Spoke with J. Keating on phone, there was a mix-up. Resubmitted paperwork and asked for an exception for a slightly larger shed and for the electric fence. Committee approved both fence and shed and homeowner agreed to pay the \$300 fine set forth by the committee. **Close once fine is received.**

9202 Lawnview – chickens, roosters, etc..., weekends are noisy sometimes with drums, many people there on weekends. **Homeowner called and emailed J. Keating that they are not raising birds or running a business on their property. CLOSE.**

9006 Montpelier – back yard in poor condition and rear flood light shines in neighbor's yard. **Back yard has been cleaned up. CLOSE.**

9301 Montpelier – Owners erected an oversized shed without permission, 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. It appears that shed has been downsized. **S. Beaver will reach out**

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to the homeowner's daughter to follow-up, and this can be discussed at next month's meeting.

12309 Mount Pleasant – mold and mildew on siding. **Send second letter.**

12410 Mt. Pleasant - Grass not being cut. **S. Beaver will get pictures and we will send to the attorney.**

8719 Oxbwell – Above ground pool, chickens and building built for them. (In addition to two story deck, part of six-foot fence.) Send another letter including above ground pool, chicken building, six-foot fence and ask for permits from county. Chickens are gone, and pool has been removed. **S. Beaver will upload to ACCC portal for all to review and discuss fines.**

8728 Oxbwell - Grass not being cut. Sent second letter. Grass has been cut. **Send another letter and send to attorney.**

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. Sent 2nd letter. **Follow up with complainant to see if there are any changes.**

Requests:

9203 Pleasant – requesting a 6-foot fence in the rear yard. Uploaded to the ACCC website. Approved online pending receipt of permit. **CLOSE. This will need to be resubmitted for approval since it has been six months since the approval.**

12223 Valerie – Deck – approved online, need permit. Sent letter for update and remind that they have six months to start project after approval date or another request must be put in. **HOLD.**

12408 Radnor – addition to rear of house extending living room on first floor (10' x 33'). Approved pending permit. Send letter for update and remind that they have six months to start project after approval date or another request must be put in. **HOLD & Monitor.**

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). Uploaded to the website for review, now signed by neighbors and provided permits. Work was started and some completed without approval. Send letter once reviewed and approved and let him know that fines will be determined at next meeting. **HOLD for 30 days.**

NEW BUSINESS:

Notifications:

8715 Oxbwell – replace concrete patio and sidewalk from back to front of house. Same area, just squaring off the corners.

8754 Oxbwell – Installing a drainage system in back yard.

8805 Orwood – a homeowner filed a ticket with 311 about a dog being out regularly off leash and threatening people passing by.

A motion was made at 8:24 PM by S. Beaver to Adjourn and was seconded by J. Linder and passed unanimously. The next meeting of the ACCC will be on Thursday, December 2, 2021, at 7:00 PM online.