

Montpelier Community Association
ARCHITECTURAL CONTROL & COMPLIANCE COMMITTEE

WebEx Call in Meeting Minutes
202-860-2110, PIN: 126 909 1700#, #
August 11, 2022
Meeting Minutes

Committee Members Present: Sean Beaver, Michael Boddie Kim Elliott, Michael Flowe and Paula Rojas

Committee Members Absent: Jack Keating and Jessie Linder

Community Members Present: Michelle Gimbert

The meeting was called to order at 7:00 PM by S. Beaver. There was a quorum to conduct business.

The minutes, from the July 7, 2022, meeting, were reviewed. M. Boddie made a motion to approve the minutes as written and M. Flowe seconded the motion and it passed unanimously.

OLD BUSINESS:

Complaints:

12110 Cedarbrook -SUV in driveway has not moved in months and has a flat tire, there is a car parked in front of it with no tags. This is a repeat offense in the last 12 months. Fine raised to \$750 per month (\$250 per stored vehicle). **The car without plates was moved but the SUV with the flat tire is still there with a flat tire. The fine going forward until the SUV is repaired or removed will continue at \$250 a month. Send letter.**

8718 Granite – Complaint of extremely overgrown backyard. Weeds and vines are coming over fence into neighbors' yard, fence is falling in places, dead trees, appliances are in back yard, rodents have been spotted running through the yard. Sent letter. **S. Beaver will follow up with the complainant to see if they are satisfied.**

9206 Lawnview – Erected a 6' wooden fence without ACCC approval or county permit. It also exceeds the rear of the house. Sent letter that they are in violation, and they have 30 days to move fence in the side yard to back corner of the house. They need to submit a request to the ACCC for the fence and provide a permit from the county. Sent second letter and an application to submit ASAP. **Send Cease & Desist letter and request they attend the next meeting.**

9312 Montpelier – cars being parked on grass daily. Cars are gone. Driveway was widened and extended down the side of the house without approval or a permit. Neighbor has complained. They were told when they were working on driveway. There will be a fine of \$500 a month until the driveway extension is removed. **They removed top part of the driveway, S. Beaver and J. Keating ok'd. House is being sold; fines will be paid at settlement.**

12100 Mount Pleasant – large stacks of firewood and deliveries being made blocking the road. Open ticket with county. Building a patio without approval. **Send another letter for a request form for the patio and to discontinue running firewood business that has become a nuisance and to clean up clutter in the yard.**

12309 Mount Pleasant – tall grass. Sent Cease & Desist letter and include soffit coming off front of

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house. Homeowners sent a response that they cut the grass and will fix the soffit. **Grass has been cut and soffit repaired. CLOSE.**

8901 Orwood – side and back yard are overgrown with invasive plants and vines higher than roofline of the house. Coming onto neighbor's property and choking landscaping. Also, free standing outbuilding in complete disrepair second out building including a shed. Homeowner responded he has been out of town and has a scheduled surgery at the end of July to repair and injury. He will get to it as soon as he can. **Send second letter giving him 30 days to get work started. Request that he update committee on the progress.**

8766 Oxwell -there is a car on jack stands and partially under a cover being stored in the driveway and has been there for many months. Owner sent response letter. Car off front jack-stands and he is waiting for a part. ACCC granted a 60-day extension. **Informed owner of 60-day extension. HOLD until September.**

12413 Radnor – There are multiple box trucks parked regularly in driveway, Prince Asong Moving Company listed at this address, furniture on porch and around yard. A stack of furniture and junk in back yard that they plan to burn. Pictures provided. Sent Cease & Desist letter for running business and requested clean up property and remove trucks right away and requested they attend the next meeting. S. Beaver spoke with homeowner who claims he is not running a business. He was told he needed to remove the trucks from the premises. **They cleared the front yard and assured S. Beaver that they are not running a business. A follow-up will be made with the complainant.**

12416 Radnor – cars are once again parking on the area where they added gravel on the sides of the driveway and were told not to use it for parking (they said it was added for drainage). Sent letter giving them 30 days to discontinue parking there or they could be fined. **Send another letter reminding them not to park on gravel again.**

12206 Shadetree – Complaint of large deck being added without permission or permit. Sent letter giving them 30 days to put to in Request form and show permit. Contractor responded with drawings and an apology from homeowners. No request form or permit. **Send third letter and another request form. Notify of fine of \$250 a month as of June 1st for no preapproval and no permit. Fine will continue until approval request form and permit are received.**

12320 Shadetree – business being run from home. 3-4 service vehicles are there all the time or personal vehicles when they are gone. Trucks are being stocked and restocked all day long. Several neighbors got together and jointly sent a complaint on this house. Sent letter that businesses cannot be run from their home Ticket was opened with the county. Informed owners of ticket that was opened with county. **Send a third letter that they cannot park vehicles in rear yard and no commercial vehicles can be parked on property.**

12334 Shadetree – trailers parked on grass, cars come and go as if being worked on and sold. Driveway was widened without approval. Several more complaints came in about this property. Sent letter to discontinue parking on grass and request that they submit form for driveway that was widened. Also let them know that automotive businesses cannot be run from their residence. Submitted an approval request with no details just driveway request. Fine for no prior approval of \$500. **S. Beaver will reach out for details again.**

12349 Shadetree – Complaint of an automotive business being run from their home. There is an automotive lift in their garage. Sent letter regarding telling them they cannot run an automotive

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business from their home and fines could be imposed. Sent Cease & Desist letter. **S. Beaver will follow up.**

12600 Silverbirch – erected a 6’ wooden fence without ACCC approval or a county permit. Send letter that they need to send in a request to ACCC for their fence along with a county permit. Sent second letter and approval request form. Informed that they may be subject to fines for no prior approval, this will be decided once request application and permit are received. **S. Beaver will follow up with homeowners.**

Requests:

8902 Churchfield – wants to paint exterior of their house Cracked pepper (black). Request denied for black paint for house. They have resubmitted, the new color is now Behr Creek Bend which is a shade of gray. Approved. **CLOSE.**

9207 Montpelier – Deck/patio replace with larger one 8 x 30 feet, replace existing retaining wall w/ new one with safety stairs shed and landscaping. Shed – no details provided. **S. Beaver contacted them requesting more details. HOLD.**

12315 Mount Pleasant – Patio covering request. Uploaded for review. **Approved. CLOSE.**

9206 Pleasant - request for a house to be built. **Contractor is redoing the roofline. Will upload for review.**

Waiting for permits

8904 Churchfield – homeowners on the call requesting deck, driveway, 3-foot retaining wall and landscaping. Permits will be needed for concrete patio. Approved pending receipt of permit for sidewalk and patio. **Waiting for permit.**

8807 Montpelier – Homeowners want to replace their chain link fence with a 6-foot fence in rear yard. Fence is for safety of children and keeping dog in their yard. Approval was granted pending receipt of permit. **Waiting for permit.**

12205 Mount Pleasant – 14’ x 12’ Gazebo. Approved pending receipt of permit. **Waiting for permit.**

8784 Oxwell – 6-foot wooden Fence for safety of their grandchildren. Approved pending receipt of permit. **Waiting for permit. Send follow up letter that permit is needed from the county.**

8807 Oxwell – Shed request (16’ x 10’) and exception – Approved pending permit. **Waiting for permit. Send follow up letter that permit is needed from the county.**

12333 Shadetree – Hot tub request. Approved pending receipt of permit. **Waiting for permit. Send follow up letter that permit is needed from the county.**

12203 Shadetree – wants to repave driveway and widen by 10 feet. **Sent letter that the MCA guidelines are limited to 25’ wide but county has limits of 20’ wide. Homeowners should submit to county for permit and provide that back to ACCC for approval.**

12405 Silverbirch – fence, shed, driveway & landscaping, windows & shingles. S. Beaver reached out requesting they provide us more details. **HOLD.**

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9210 Twin Hill – driveway being redone but are hoping to widen at the top of the driveway to 25 feet wide. Sent letter the MCA guidelines are limited to 25' wide but county has limits of 20' wide. Homeowners should submit to county for permit and provide that back to ACCC for approval. Homeowner sent permit from county and was informed they could continue with their project.
CLOSE.

NEW BUSINESS:

Complaints:

12201 Cedarbrook – debris in driveway and overgrown bushes need to be tended to. **Send letter to clean up driveway and yard.**

8719 Graystone – they have disabled vehicles in the driveway. **Send letter to removed stored vehicles.**

8773 Oxbwell – Dumpster on grass. **Send letter to remove dumpster to driveway. It cannot be on the grass.**

Requests:

8705 Crestmont – want to remove two rotten structures attached to the rear of their home, one is a fiberglass covered roof over the patio, the other is a deck outside the upstairs bedroom and over the kitchen. They are rotted and unsafe. They also want to replace the roof with either black or gray roofing. **Approved and sent letter to owner. CLOSE.**

8809 Orwood – requesting a 6-foot fence. **Approved pending permit.**

Notifications:

9203 Ethan – requesting a patio over existing concrete in backyard with pavers. Same size as what is there.

8806 Orwood – Replace front sidewalk and blank space near driveway would like to turn into a little patio. **Approved.**

8721 Oxbwell – requesting window replacement – same windows, exterior paint – brick foundation will be painted in gray, white siding over wood shingles in front of house.

12225 Shadetree – Notification of dumpster from 8/5 – 8/18.

12503 Silverbirch – replacing roof with Brownwood color.

A motion was made at 8:00 PM by M. Boddie to Adjourn and was seconded by P. Rojas and passed unanimously. The next meeting of the ACCC will be on Thursday, September 1, 2022, at 7:00 PM online.