

Montpelier Community Association
ARCHITECTURAL CONTROL & COMPLIANCE COMMITTEE

Deerfield Run Recreation Center
November 3, 2022
Meeting Minutes

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

Committee Members Absent: Jack Keating and Paula Rojas

Community Members Present: Maria Reyes and Michelle Gimbert

The meeting was called to order at 7:00 PM by M. Flowe, the new Chairperson of the committee. There was a quorum to conduct business.

The minutes, from the October 6, 2022, meeting, were reviewed. S. Beaver made a motion to approve the minutes as written and K. Elliott seconded the motion and it passed unanimously.

OLD BUSINESS:

Complaints:

12201 Cedarbrook – debris in driveway and overgrown bushes need to be tended to. Sent letter to clean up driveway and yard. Debris is gone. **Send follow up letter asking to attend to overgrown bushes.**

12110 Cedarbrook -SUV in driveway has not moved in months and now has two flat tires, the other untagged cars are gone and fines for those were discontinued but the other one is ongoing (\$250 per stored vehicle). **Send another invoice.**

12607 Cedarbrook – there is a box truck parked at this residence several times a month for multiple days at a time. Sent letter. **No longer a problem. CLOSE.**

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. Yard has been cleared but fence is still in bad shape. **Follow up with complainant.**

8719 Graystone – they have disabled vehicles in the driveway. Sent letter to removed stored vehicles. The wrecked vehicle has been moved but the other two stored vehicles remain in the driveway. **Check with complainant to see if vehicles are gone.**

9206 Lawnview – Erected a 6' wooden fence without ACCC approval or county permit. It also exceeds the rear of the house. The homeowner attended the September meeting and agreed to move the side sections to the back corner of the house as well as get a permit from the county and submit a request form. **Send letter informing them of \$500 fine for not getting approval and note that there will be a \$250 a month fine dating back to May if not into compliance within 30 days. Ask for update on permit and request form.**

9002 Montpelier – several work trucks are parked there every evening. **Send second letter notifying them of potential fines from MCA and County.**

9312 Montpelier – now parking on area next to house where they were forced to remove the driveway. Also has an untagged vehicle parked in the driveway. **Problem resolved CLOSE.**

Montpelier Community Association
ARCHITECTURAL CONTROL & COMPLIANCE COMMITTEE

- 12100 Mount Pleasant – large stacks of firewood and deliveries being made blocking the road. Homeowner was in attendance. He says is not running a business with the firewood and he is waiting for a piece of equipment to move and chop up the bigger pieces. This will be taken care of in the next few weeks. **Wood has been cleaned up; private property sign put up. CLOSE.**
- 12211 Mount Pleasant – Commercial truck being parked in front of residence regularly. Sent letter. **Truck gone 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. Sent second letter giving him 30 days to get work started and request update. **Reach out to complainant to check on progress.**
- 8725 Oxwell – car on jackstands and has been there for quite some time. Sent letter. **Sean will reach out to complainant.**
- 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. He has been working on it. **Send letter to check on progress.**
- 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. Pictures provided. Homeowner who claims he is not running a business. He was told he needed to remove the trucks from the premises. We continue to receive complaints, now several trucks there daily, some on street making it difficult to drive on this road. **With County Inspector.**
- 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. Sent another letter reminding them not to park on gravel again. **Auto repair sent to county.**
- 12206 Shadetree – Complaint of large deck being added without permission or permit. Contractor submitted drawings. Sent three letters and notified them of fine of \$250 a month as of June 1st for no preapproval and no permit. Permit is still in process. A request form was received from the contractor that also includes a six-foot fence and a side addition to the driveway. Sent Cease & Desist on driveway and fence and require them to come to next meeting. Sent invoice of fines for June through September. **Homeowner attended meeting. They are waiting for permit for deck and want a six-foot fence for a dog. The fines were lowered to \$500 which were paid at the meeting. S. Beaver will follow up with them by email.**
- 12320 Shadetree – business is 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. Sent a third letter that they cannot park vehicles in rear yard and no commercial vehicles can be parked on property. There are still cars being parked in the back. **Send**

Montpelier Community Association
ARCHITECTURAL CONTROL & COMPLIANCE COMMITTEE

letter thanking them for not parking in back and remind them that one truck is ok for everyday commuting, but other employees can not leave their cars there overnight.

12334 Shadetree – Driveway was widened without approval. Several more complaints came in about this property. Sent letter requesting that they submit a form for driveway that was widened. The homeowner submitted an approval request with no details just driveway request. Fine for no prior approval of \$500. **Sent invoice.**

12349 Shadetree – Complaint of an automotive business being run from their home. There is an automotive lift in their garage. Sent several letters and two Cease & Desist letters. Open ticket with the county. **Close.**

12506 Silverbirch – Plastic bags with yard debris has been next to driveway for weeks. Sent letter. **Bags are gone CLOSE.**

12600 Silverbirch – erected a 6' wooden fence without ACCC approval or a county permit. They sent in a request form and cut the fence down to below 4-feet tall. A fine of \$50 will be implemented for not obtaining prior approval. Once fine is received the fence will be approved. **Paid fine. CLOSE.**

Requests:

8908 Eastbourne – requesting pergola on back patio. **Approved online CLOSE.**

8714 Graystone – requesting to remove the garage doors and complete indoor enclosure. Would like to put double doors on the right side of the garage. Upload online for review. **S. Beaver will respond to homeowners.**

9207 Montpelier – Deck/patio replace with larger one 8 x 30 feet, replace existing retaining wall with new one with safety stairs shed and landscaping. Shed – no details provided. S. Beaver contacted them requesting more details. **Request is being closed due to lack of details. Send letter informing homeowner that they will need to send in a new request when they are ready to do work.**

9206 Pleasant - request for a house to be built. **Contractor is redoing the roofline. Approved with conditions. Waiting on permits. CLOSE.**

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. Application is in.**

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. No application yet.**

12205 Mount Pleasant – 14' x 12' Gazebo. **Approved CLOSE.**

8904 Orwood – inground pool being removed. Contractor has a permit. Looking to start mid-October and it will take 8-10 days. **Homeowner came to meeting. Approved pending receipt of permit.**

8807 Oxwell – Shed request (16' x 10') and exception – Approved pending permit. Waiting for permit.

Montpelier Community Association
ARCHITECTURAL CONTROL & COMPLIANCE COMMITTEE

Sent 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. **Send letter since there is no change the request is being closed. They will resubmit with a permit if they decide to move forward. CLOSE.**

NEW BUSINESS:

Complaints:

8902 Briardale – mattress on the curb. **Send letter that it needs to be wrapped in plastic for county to pick up.**

9004 Briardale – complaint of dog barking and being left outside for most of the day. If neighbors are outside, it barks constantly. Sent letter. **CLOSE.**

12203 Brittany – Items in front of garage and driveway. **Send letter.**

8718 Granite – Trailer with a car on it is being stored in the driveway. **Send letter.**

8707 Graystone – Trim and soffit is in disrepair. **Send letter.**

12229 Shadetree – junk on the front porch, plow and rototiller in yard. **Send letter.**

12602 Silverbirch – Large bus being parked on street in front of residence. Sent letter. **HOLD.**

8701 Oxwell – car parked in the back yard. **Send letter. Drove by many times and never saw a car in the back yard. Did not send letter. CLOSE?**

Requests:

Notifications:

8900 Boxford – painting house beige with blue shutters.

8908 Eastbourne – Dumpster for work in kitchen.

12604 Ivystone – Dumpster 11/1 for one week.

8807 Orwood – Roof replacement – color- glacier

A motion was made at 8:43 PM by S. Beaver to Adjourn and was seconded by K. Elliott and passed unanimously. The next meeting of the ACCC will be on Thursday, December 1, 2022, at 7:00 PM at the Deerfield Run Community Center.