

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

**Deerfield Run Recreation Center**  
**January 5, 2023**  
**Meeting Minutes**

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

Committee Members Absent – Paula Rojas

Community Members Present: Mark Godshall, Tahir Malik, Alessia Silvestri for Maria Reyes, Alex Soroka and Michelle Gimbert

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

The minutes, from the December 1, 2022, meeting, were reviewed. J. Keating made a motion to approve the minutes as written and S. Beaver seconded the motion and it passed unanimously.

## **OLD BUSINESS:**

### **Complaints:**

12203 Brittany – Items in front of garage and driveway. Sent letter. **Cleaned up. CLOSE.**

12201 Cedarbrook – debris in driveway and overgrown bushes need to be tended to. Sent letter to clean up driveway and yard. Debris is gone. Sent follow up letter asking to attend to overgrown bushes. **Check on progress of shrubs, send Cease & Desist if not cleaned up.**

8819 Gramercy – trailer in driveway and one parked on street with car on it. **Check and if still there and if one in driveway is still there 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. Yard has been cleared but fence is still in bad shape. **Send second letter for fence and gazebo need to be removed, repaired or replaced.**

8718 Granite – Trailer with a car on it is being stored in the driveway. **Send second letter since it is a recurring problem \$150 fine will be enforced dated back to November 1<sup>st</sup> if not moved. Trailer is gone CLOSE.**

8707 Graystone – Trim and soffit is in disrepair. **Sent second letter as well as remove appliance from front porch. Homeowner attended meeting, having difficulty getting a contractor to do small jobs. Appliance removed. He was provided some numbers of someone who can help. Motion made by M. Flowe to hold until May and was seconded by S. Beaver and passed unanimously.**

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. One car still being stored. Filled with junk and hasn't moved in a long time. **Homeowners attended meeting. Disabled cars are gone. One in questions is tagged and insurance and drivable. J. Keating made a motion to close and was seconded by S. Beaver and passed unanimously. CLOSE.**

9206 Lawnview – Erected a 6' wooden fence without ACCC approval or county permit. It also exceeds

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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. \$500 fine for no approval and fine of \$250 a month fine dating back to May for no request form, no permit and for side section not being moved to back corner of house. Gave 30 more days to come into compliance or fines will increase to \$500 a month. **Submitted proof of permit request. Continue fine of \$250 a month until side section is moved back. Send another letter and invoice.**

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 was out of town and recovering from surgery and will get to it as soon as he can. Sent second letter giving him 30 days to get work started and request update. Complainant said very little progress was made. Send Cease & Desist requiring him to come to the next meeting. **Homeowner in attendance said neighbor sent yard workers onto his property to clean up. Gazebo is structurally sound, but veneer came off. He will repair this when weather is warmer so it will stick. Motion made by M. Flowe to hold until March meeting. S. Beaver seconded the motion and it passed unanimously. Homeowner will follow up before March meeting.**

8725 Oxbell – car on jackstands and has been there for quite some time. Sent letter. Reach out to complainant. Send second letter that investigation will be opened with the county and MCA could fine per vehicle. **Homeowner contacted M. Flowe and said two of the cars are now covered and one is being worked on. This will be moved into the garage once it is cleared out. CLOSE.**

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. HOLD.**

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. **CLOSE.**

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. **Motion made by M. Flowe to approve the deck now that permit has been received. The motion was seconded by K. Elliott and passed unanimously. Received permit CLOSE. They will submit request before doing fence or driveway.**

12229 Shadetree – junk on the front porch, plow and rototiller in yard. Sent letter. **Work underway. Send second letter giving 30 days to comply or there will be fines dated back to January.**

**Requests:**

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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 responded to homeowners. **Send letter to close out. They can submit if they decide to move forward.**

**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. **Received permit. CLOSE.**

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. **Send letter that this is being closed. If they want to move forward, they need to submit a new request. CLOSE.**

8807 Oxwell – Shed request (16' x 10') and exception – Approved pending permit. Waiting for permit. **Check for permit. If no request made with county, then close and send letter stating that we are closing this request. They will need to submit a new application if they decide to move forward. CLOSE.**

**NEW BUSINESS:**

**Complaints:**

**Requests:**

**Notifications:**

12402 Cedarbrook – they will have PODS in their driveway while cleanup work is being done from burst pipes.

A motion was made at 8:03 PM by J. Keating to Adjourn and was seconded by S. Beaver and passed unanimously. The next meeting of the ACCC will be on Thursday, February 2, 2023, at 7:00 PM at the Deerfield Run Community Center.