

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

**Deerfield Run Recreation Center**  
**March 2, 2023**  
**Meeting Minutes**

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

Committee Members Absent with cause: Paula Rojas

Community Members Present: 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 February 2, 2023, meeting, were reviewed. S. Beaver made a motion to approve the minutes as written and J. Keating seconded the motion and it passed unanimously.

## **OLD BUSINESS:**

### **Complaints:**

12204 Brittany – junk on porch. Sent letter. **Cleaned up. CLOSE.**

12110 Cedarbrook – complaint that a truck delivered two vehicles with no tags and with stickers in the window. One vehicle gone but the other untagged vehicle along with disabled SUV remain. **Send a letter and invoice with fines for the second vehicle and send to attorney.**

12201 Cedarbrook –overgrown bushes need to be tended to. Sent letter to address overgrown bushes. The owner reached out and said they have trimmed the bushes. **Bushes closest to house were trimmed but bushes closer to the street beside the driveway need to be trimmed as well. Send a follow up letter.**

8718 Crystal Rock – car on jackstands for many months. **Send second letter.**

8819 Gramercy – trailer in driveway and one parked on street with car on it. **Trailer gone. CLOSE.**

8718 Granite – Fence and gazebo falling down. Sent second letter to be removed, repaired or replaced. **Send Cease and Desist letter.**

8707 Graystone – Trim and soffit is in disrepair. Sent second letter and request they 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. **HOLD until May.**

12500 Ivory Pass – pod in driveway for many months, disabled car on jackstand being stored in driveway for months and trailer being parked in street. **Sent letter.**

9206 Lawnview – Erected a 6' wooden fence without approval or permit and it exceeded the rear of the house. Started in May, attended meeting in September, November letter giving 30 days or fines will go back to May. \$500 for building w/o permission and \$250/month until we receive request form, permit and fence is moved to back corner of house. December they were told fines would double to \$500/month until they come into compliance. January, we received request from, drawings,

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permit application and fence was moved to back corner of house and accumulating fines were stopped. **Send letter requesting they come to April meeting to discuss fines.**

12201 Mount Pleasant – car with flat tire has been this way for month. Sent letter. **HOLD until April.**

12202 Mount Pleasant – car on jackstands for months. One undercover and others being worked on. Sent letter and open ticket with the county. **Car off jackstands. CLOSE.**

8901 Orwood – side and back yard are overgrown with invasive plants and vines invading neighbor's property. Gazebo and shed in disrepair. Homeowner attended meeting and said neighbor sent yard workers onto his property to clean up. Gazebo is structurally sound, but veneer came off. This will be fixed when weather is warmer. **Homeowner will follow up before April meeting.**

12229 Shadetree – junk on the front porch, plow and rototiller in yard. Owner said work is underway. Sent CEASE & DESIST letter requiring them to attend next meeting, fines will be dated back to January. **Owner did not attend meeting, fines were set at \$500/month until the yard, porch and driveway are cleaned up. Send letter and invoice.**

12207 Valerie – Side yard and porch are full of junk. Sent letter. **Cleaned up. CLOSE.**

**Requests:**

8816 Churchfield – requesting a 6-foot wooden fence for a dog. **Approval pending receipt of permit from county. Sent letter.**

9300 Montpelier – requesting a 4-foot wooden fence from back corner of house to sides where there are already chain link fence. Approved. Sent approval letter. **CLOSE.**

9312 Montpelier – Screens from windows have been sitting on roof for months. **Send letter. Screens removed. CLOSE.**

**Pending Permit:**

8904 Churchfield – patio and driveway – waiting for permit.

**NEW BUSINESS:**

**Complaints:**

12310 Cedarbrook – untagged car in driveway. **Send letter.**

8719 Oxwell – dog roaming outside without a leash on several occasions. **Send letter about leash law.**

8808 Oxwell – untagged cars in driveway. **Send letter.**

12100 Mount Pleasant – another complaint about more large deliveries of firewood being dropped off and it being an eyesore. **Send letter of more complaints. Must move wood from corner of lot, put up private property signs and tell them there will be a \$2000 one time fine and a fine of \$500/month if they do not come into compliance right away.**

12101 Mount Pleasant – no approval for changes to paint and trim. Black trim does not conform and should be painted white or run it by the ACCC. **Send letter.**

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12510 Silverbirch – they have chickens. **Sent letter. Complainant has not heard the chickens in a while. He will reach out if he hears them again.**

**Requests:**

**Notifications:**

9206 Lawnview – new roof and doors.

8804 Montpelier – removing shed.

8902 Orwood – chimney work.

8754 Oxwell – new doors

12315 Shadetree – replacing their two garage doors with one large door.

12222 Valerie Lane – They are putting Gray siding on the house.

12226 Valerie Lane – putting on new doors, provided pictures (gray/white).

A motion was made at 7:45 PM by M. Flowe to Adjourn and was seconded by S. Beaver and passed unanimously. The next meeting of the ACCC will be on Thursday, April 6, 2023, at 7:00 PM at the Deerfield Run Community Center.