

MONTPELIER COMMUNITY ASSOCIATION, INC.

Board of Trustees Meeting Minutes

Deerfield Community Center

October 9, 2018

Trustees in Attendance: Bob Derrick, Lillian Fazio, Brad Gimbert, Richard Mason, Sean Beaver, Rachel Howard, Paul Buehler

Trustees Absent: Jack Keating and Felipe Arzayus

Community Members Present: Mary Derrick, Tricia Douville & Michelle Gimbert

Guests in Attendance: Ken Tesch, Lighthouse Pool Management Company, Inc.

President Bob Derrick called the meeting to order at 7:00 pm. There was a quorum to conduct business. The annual meeting will now be held as part of our regular December Meeting. Even with the advertisement in the Newsletter and on Social Media we should get some new roadside signs to advertise our Annual Meeting.

Secretary's Report: Rachel Howard

- The minutes of the September 2018 Board meeting were reviewed. Trustee Beaver made a motion to accept the minutes as submitted and Trustee Mason seconded the motion and it passed unanimously.

Treasurer's Report: Lillian Fazio

- Trustee Fazio prepared the monthly statements, which were distributed and reviewed. The attorney has been out of town, so we are waiting for an update from her on the remaining Homeowners that are in arrears.

Tennis Committee: Lillian Fazio, Chairperson

- No update

ACC Committee: Jack Keating, Chairperson - absent

- Several requests for fences were approved, a few other items were addressed, and a ticket was opened regarding the tall grass at the corner of Royal Ridge and Oxwell Lane. We will increase the pressure on the county to get this taken care of and push the attorney to place a lien if necessary.
- The work to improve driver visibility at the corner of Cedarbrook and Oxwell Lanes that was approved to be funded out of the Benevolent Fund has not yet been completed. We will give an update at the next meeting.

Pool Committee: Mary Derrick, Chairperson

- The proposal from our pool management company, Lighthouse Pool Management, Inc. was passed out for discussion.
- A representative from Lighthouse was present and answered all the questions regarding the work and the proposal. He explained the pro's and con's between an additional layer of white coat on top of 50 years of old whitecoat and a full chip out down to the 'shell' and then adding a new layer of whitecoat.
- The pool has received a number of re-whitecoatings over the years and due to the hollow spots found throughout the pool in previous years' empty pool inspections a complete removal of the layers is the best option. The hollow spots are indicative of delamination between the layers.
- The base quote is \$195,681.
- Trustee Beaver made a motion to accept the bid of \$195,681 for a base contract. Trustee Gimbert seconded the motion. After much discussion and deciding to discuss limiting noise restrictions to the contract, the motion passed unanimously.

Welcoming Committee: Vermel Taylor, Chairperson - absent

- Ms. Taylor was unable to attend but sent a report. Five families were visited in October and each received welcoming information and cookies. There are three that still are on the list to get visits.

Communications Committee: Sean Beaver, Chairperson

- No updates

Security Committee: Richard Mason, Chairperson

- Crimes in Community:
 - Auto broken into on Montpelier Drive. Limited information came from PG County Police Dept.
- Prince George's Police:
 - Community Police Officer, Cpl. Velasquez has been running radar on Montpelier Drive during morning commuter times. He is ticketing vehicles going 8 MPH or more over the speed limit.
 - Cpl. Velasquez will assist the 5K Run/Walk Program on 10-13-18. Cpl. Velasquez, Brindisi and Trustee Mason, along with community volunteers will meet at the common grounds at 8 AM for final plans for the 8:30 AM start. There are four reflective vests.
 - The abandoned Chevy Impala on Montpelier Drive @ Oxwell is scheduled to be towed by 10-12-18.
 - Two vehicles on Montpelier Drive that are parked in a "no parking zone" have been ticketed with \$50.00 fines each.

Traffic Committee: Richard Mason, Chairperson

- No changes from previous report

Social Committee: Patricia Douville, Chairperson

- There were several questions regarding the 5K having to do with how the proceeds are handled and who under rights the shortfalls, if any. Trustee Arzayus will be contacted.
- The Fall Festival will be held at 2pm on October 27th. Volunteers are needed, contact Tricia Douville if you are interested.

Facilities Committee: Brad Gimbert and Paul Buehler, Co-Chairpersons

- The vines were removed from the photocell, but it didn't fix the problem with the playground lights staying on all the time. Trustee Gimbert will investigate the photocell and replace it as needed.
- Trustee Gimbert contracted WSSC again regarding the leak near the backstop. There is a ticket that has been open since June, but no action has been taken yet. It was explained that the leak has gotten worse. Comments were made about how large a leak has to get before WSSC reacts. Fortunately, it is before the MCA water meter, so MCA is not being charged, but the Trustees are still pushing to get it addressed.
- The storm water drains were cleared behind the basketball courts and more preventative measures will have to be installed to keep the basketball courts from flooding. Trustee Gimbert and Trustee Derrick have some ideas and will devise a plan.
- Trustee Gimbert will also call WSSC regarding the leak on Montpelier Drive near MD 197.

Old Business:

- The dead bush at the entrance sign were replaced thanks to Gloria Hynes, her daughter, Trustee Fazio, Trustees Gimbert and Derrick who helped.

The next board meeting will be held on Tuesday, November 13, 2018 at 7:00 PM at Deerfield Run Community Center, preschool room. Trustee Gimbert made a motion to adjourn at 8:33 pm and Trustee Fazio seconded it. The motion passed unanimously.