

# MONTPELIER COMMUNITY ASSOCIATION, INC.

## Board of Trustees WebEx Call in Meeting Minutes

202-860-2110, PIN: 126 909 1700#, #

December 8, 2020

**Trustees in Attendance:** Felipe Arzayus, Sean Beaver, Bob Derrick, Lillian Fazio, Jack Keating, Richard Mason, Cindy Merrow, and Vermel Taylor

**Trustees Absent:** Brad Gimbert

**Community Members Present:** Mary Derrick and Michelle Gimbert

President Bob Derrick called the meeting to order at 7:00 pm. There was a quorum to conduct business.

### **Secretary's Report: Trustee Merrow – Chairperson**

- The minutes of the November 2020 Board meeting were reviewed. Trustee Fazio mentioned a typo on last bullet of Treasures Report and made a motion to accept the minutes as amended and Trustee Keating seconded the motion and it passed unanimously.

### **Treasurer's Report: Trustee Fazio - Chairperson**

- Trustee Fazio prepared the monthly financial statements, which were distributed online and reviewed.
- No change in 2020 assessments collected. Some payments for 2021 already submitted.
- Lot #1 has filed for a Chapter 13 bankruptcy with a meeting of creditors on ZOOM January 7, 2021. A request was put out to our attorney on how to proceed with the outstanding debt they have to the Community.
- Due to a recommendation by the treasurer, Trustee Keating made a motion to transfer \$80,000 from our Savings account and put it into the Reserve account leaving \$28,088.66 in savings. Trustee Fazio seconded the motion and it passed unanimously.
- Trustee Keating made a motion to accept the 2021 budget as submitted. Trustee Arzayus seconded the motion and it passed unanimously.

### **Tennis Committee: Trustee Fazio, Chairperson**

- No Report

### **ACC Committee: Trustee Keating, Chairperson**

- There was an online meeting this past Thursday. There are 27 outstanding issues. One major issue with an oversized shed that was built without permission and without permits. The County was notified as well.

### **Governing Documents and Bylaws Committee: Trustee Beaver, Chairperson**

- No Report

### **Communications Committee: Trustee Beaver, Chairperson**

- The Yahoo group for Montpelier is going away on 12/15/20. The social platform, *Nextdoor*, is still available. A homeowner, Tim Jacobs, may offer something else for those interested.

### **Facilities Committee: Trustees Gimbert, Chairperson - absent**

- The light over the dumpster has been replaced and Trustee Gimbert saved the community a lot of money doing this job.
- Holiday decorations have been put up at the pool by volunteers.

### **Pool Committee: Mary Derrick, Chairperson**

- M. Derrick has requested that the Board consider giving Lighthouse Pool Management a bonus. We are at the end of a 3-year contract, they have been with us for fourteen years and have been a good partner in running our pool.
- We are working to get three bids in the next few months for managing the pool in the coming year.
- Lighthouse refunded \$11,592.00 this year due to the month we lost due to COVID.
- Lighthouse had the pool ready for opening in April but unfortunately pools were not allowed to open. Once the County approved opening of pools, our pool was opened withing two days of passing the inspection.

- Trustee Beaver made a motion to give Lighthouse a \$2,500.00 bonus for this year for all they have done. Trustee Mason seconded the motion and it passed unanimously.

**Security Committee: Trustee Mason, Chairperson**

- Crimes in the Community – There were no major crimes in the community this past month. Thanks for being protective of your homes and belongings. Be aware of suspicious activity and where appropriate, report to 911 to P.G. County Police. Take all necessary steps, as described in previous emails, about delivered packages, so you can prevent this type of crime. Unfortunately, this is the time of year for packages to be stolen.
- Report from Prince George’s County Montpelier Community Police Officer – Cpl. Michael Velasquez has two special assignments in December that will not allow for him to spend time in Montpelier. He continues to spend half his time at National Harbor enforcing P.G. County virus safety guidelines. The second assignment is to manage and distribute donated food and children’s gifts to the need in our county for the rest of each week in December. Patrol officers will continue to be in our community. As usual, call 911 immediately if you need police assistance.
- Montpelier Drive Improvements – Please follow all highway signs and county worker directions the construction zones. Safety is our primary issue. Be careful when walking through the construction zones. The project will not be completed until late summer or fall of 2021. Thanks to the MCA Transportation Committee for their reports on the updated status.
- Empty Homes in Montpelier – a preliminary report of empty homes in our community was provided to Officer Velasquez so the police can check on these homes. Please provide the addresses of any empty houses to the Administrative Assistant.
- Distribution of Vaccines in Prince George’s County – It has been advertised that: Vaccines will initially be distributed to First Responders starting in mid-December 2020. Second phase will be to senior patients in nursing and assisted living homes. Third phases will be to people over 65 years that have secondary issues like heart conditions, lung issues and asthma. Vaccines will be more readily available in Spring of 2021 when additional suppliers receive government approval. All this information is subject to change, especially since vaccine manufacturers have recently reduced their projected initial quantities.

**Social Committee: Lisa Smith, Chairperson - absent**

- Saturday, December 19th will be the judging for the Holiday Lights Contest. We will reserve some color pages in the upcoming newsletter for the winners.

**Swim Team Committee: Marie Gatti, Chairperson - absent**

- No Report

**Traffic Committee: Trustee Arzayus, Chairperson**

- The contractors have been installing drainage structures and several side bump-outs to the Eastern end of Montpelier Drive. The center islands may not be completed this year because winter temperatures may prevent the concrete from curing properly.
- Work has slowed down a bit due to WSSC doing a water pipe repair. Also, the crew had to be in isolation for two weeks due to one of the workers coming down with COVID-19. They are back at work this week.
- Regarding the streetlights, we are waiting for a description and a picture of what they plan to install. We do not get any choices on this; the design has already been chosen.
- We have been told the grading and paving all of Montpelier Drive will not happen until late Spring or Summer of 2021.

**Welcoming Committee: Vermel Taylor, Chairperson**

- Trustee Taylor is waiting for updates to the information handout that is given to the new owners with their welcome letter.
- M. Gimbert will provide a list of the newest homeowners.

**Old Business**

- In reference to the Pleasant Court property Housing Discrimination Complaint MCCR: No:2006-0285 – the court has found NO probable cause that MCA has discriminated. The Plaintiff has 15 days to appeal.
- The reported oil on the street near the powerlines on Cedarbrook Lane was investigated and found to be from decaying leaves.

**New Business:**

- None

The next board meeting will be held on Tuesday, January 12, 2021 at 7:00 PM online. Trustee Mason made a motion to adjourn at 8:29 PM and it was seconded by Trustee Taylor. The motion passed unanimously.