

MONTPELIER COMMUNITY ASSOCIATION, INC.
Board of Trustees Meeting Minutes
Deerfield Run Recreation Center
September 13, 2022

Trustees in Attendance: Felipe Arzayus, Bob Derrick, Lillian Fazio, Jack Keating, Richard Mason and Cindy Merrow.

Trustees Absent with cause: Sean Beaver and Brad Gimbert.

Community Members Present: Mary Derrick, Michelle Gimbert, Christina Kposowa and Andy Reeves, Starfury, Chris Tarbrake.

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

Secretary's Report: Trustee Merrow

- The minutes of the August 9, 2022, Board meeting were reviewed. Trustee Keating made a motion to accept the minutes as written, Trustee Fazio seconded the motion and it passed unanimously.

Treasurer's Report: Trustee Fazio – Chairperson

- Monthly statements have been sent out to the Trustees electronically for review.
- This period we collected one additional assessment, but it was a big one. It included two years of assessments and a big fine (\$4,651.50). This is a great example of the benefit of placement of liens on homes.
- Michelle has sent the delinquent homeowners to Corinne, our lawyer, to initiate lien proceedings. There are 12 short term delinquents and 6 long term delinquents.
- A proposed budget has been prepared for the annual meeting. Trustee Fazio was hoping to raise the assessment this year.

Tennis Committee: Trustee Fazio - Chairperson

- Mid-Atlantic employee (Brad) met with Trustees Derrick and Fazio on August 19th to discuss the future of the tennis courts. He advises against paying for any additional crack coverage. Brad said that the courts need extensive work on them as the cracks in the underlying substructure must be addressed. The complete overlay of a new layer of asphalt and topping will be a very costly undertaking. More deliberation to follow in Committee to bring options / bids to the Board.

ACC Committee: Trustee Keating - Chairperson

- There was a meeting this last Thursday. Overall, the community is in good shape. The selling prices of homes in our neighborhood are still going up.
- There are 17 open items being addressed in different stages.
- 4 items were closed out this month.
- 6 projects are pending permits (this process is taking months through the County).
- Several homeowners claim they don't know about the covenants. Realtors might not be providing resale packages or if they are, they may be failing to emphasize the importance of reading them.
- The Committee opened several tickets with the County for home-based businesses disturbing neighbors. The County needs to take an active role in this matter.

Communications Committee: Trustee Beaver - Chairperson - absent

- No Report.

Governing Documents Committee: Trustee Beaver – Chairperson - absent

- The Committee is continuing to strategize how to document the need to raise the assessment by removing the upper limit of \$325.00 from the Annual Assessment rules in the Governing Documents.

Facilities Committee: Trustees Gimbert - Chairperson - absent

- There is a light out in the pool parking lot. The bulb is on order.
- We are recruiting a new cleanup crew for the common grounds.

Pool Committee: Mary Derrick - Chairperson

- The pool closed this past Sunday.
- The cover should go on in the next week or two.
- We had a problem with a teen (who had been banned from the pool earlier in the season) when he came back in and apologized and asked to be allowed in. He was told it could be revisited next season and was denied entry. He then went on the outside of the pool near the volleyball courts and pepper sprayed a young man on the inside of the courts through the fence. An ambulance and the police responded to the call and the police assured us that the young man would be charged.

Social Committee: Lisa Smith - Chairperson -absent

- The Fall fest/Craft fair are scheduled for October 30 from 1:00 – 3:00 pm.
- Trunk or Treat will also be held on October 30 from 3:00 - 4:30 pm.
- The Labor Day picnic was a big success.
- A Flick n Float was successfully held.
- Food Trucks continued to be a success.

Swim Team Committee: Chairperson – Andy Reeves

- Thank you from the Swim Team to all who make the pool so great.
- The format of their report was sent from Treasurer of Swim Team to Trustee Fazio.
- The new treasurer for the Swim Team will be Mandi Armand.
- It was mentioned that those on the bank account should be bonded or insured.
- A survey to Swim Team parents will be sent out looking to improve things for next season.
- The Adopted Swimmer and Mini Marlins Programs are being reviewed.

Security Committee: Trustee Mason - Chairperson

Crimes in the Community

- Fortunately, there were no reported since our last meeting. There was an accident on Saturday, August 20th at 5 pm. A lone male driver (in his 20's) was driving South on Cedarbrook Lane and allegedly lost his steering abilities at the entrance to the pool. He left the road and hit a utility box and a tree and flipped his car landing on the passenger side of the vehicle. The driver remained at the scene and was reportedly uninjured. Thank you, Trustee Beaver, for this report.

Report of P.G. County Police, Division 6, Beltsville, MD

- Prince George's County is enforcing a 30-day curfew for youth ages 16 and under beginning September 9th at 11:59 PM. This measure is being put in place to protect our children and engage parents and family members for their safety and well-being as we continue to see a rise in violent crime, especially among juveniles. Youth need to be at home on weeknights (Sunday through Thursday) from 10 PM to 5 AM. On Friday and Saturday from 11:59 PM to 5 AM. The policy is to educate them on the curfew if they are found in public areas during curfew times and tell them to go home. A parent or guardian will be notified. Detailed information was posted on Nextdoor.
- Trustee Mason has a meeting with P.G. County Police Division 6's new Sargent, Joe Mullendore and his two assistants, Cpl. Hilbert and Cpl. Fraser on Tuesday, 9/13/22 at 3 PM. Christ Tarbrake, MCA Deputy Security Chairman is also invited. A report will be presented at the next Board Meeting.

Citizens Advisory Council (CAC), Beltsville, MD

- There was no scheduled Council meeting this past month. Regular emails come in about crimes from the 7 other South Laurel communities. This information is used to emphasize guidelines for our community.

Report of Council Member Tom Dernoga's Office, Prince George's County District 1:

- On September 23 - 25, the Goldstar Tribute Wall will be on display on the American Legion Post 60 ball field in Laurel. Post 60 is the first city in the State of Maryland to host the wall since it was built in 2011. Councilman Dernoga will be a guest speaker on Friday, September 23rd at 10 AM. Jerri Jones and Michelle Garcia have been helpful with sharing Mr. Dernoga's priorities and new information.
- P.G. County is trying to get donations of candy for the P.G. County Trunk or Treat. They are also looking for volunteers to hand it out.
- Online and telephone scams asking for postage or freight for a delivery of 'free' gifts are catching some people resulting in some being taken for much more money than even the 'postage'.
- A homeowner inquired about putting together a neighborhood watch. Trustee Mason was interested and will talk to this homeowner.

Traffic Committee: Trustee Arzayus - Chairperson

- The suggestion was made for the Community to buy its own speed radar camera. They are very costly and comes with a significant set of issues from ongoing maintenance to its efficacy in reducing speeds.
- The fence on Starling Lane from the apartments is damaged. Trustee Arzayus will investigate this and will get the County involved if appropriate.
- A resident reported smelling marijuana along the nature trail around the pool.
- A request was put in with 311 to have the County add more "No Thru Trucks" signs on the main streets prior to getting to the turn into our community.
- Trustee Arzayus is considering asking DPW to make sure the Montpelier Drive islands and chokers are marked with reflectors on poles prior to the start of Winter.
- WSSC is digging up our new roads and curbs and leaving sloppy patch work. Trustee Arzayus will contact them to be sure when all their work is complete that they properly address the sloppy work.
- There are issues on Shadetree Lane where parents are blocking the road when they are picking up their kids from Montpelier Elementary School via the walking path cut through.

Welcoming Committee: Christina Kposowa - Chairperson

- No new updates.
- A list of new homeowners will be provided by Michelle.
- Christina will follow-up with Michelle on additional items to be included in the Welcoming packet.

Old Business:

- The Engineering Reserve Fund study is still in progress. If needed there will be a campaign to raise the assessment.

New Business:

- The Annual Meeting is this coming weekend on Sunday, September 18th at 2 PM at the pool.
- An invite to the meeting will be posted online. It was also in the September newsletter delivered to all homes.

The next board meeting will be held on Tuesday, October 17, 2022, at 7:00 PM (a week later than usual) at the Deerfield Run Rec Center in the Preschool Room. Trustee Keating made a motion to adjourn at 8:05 PM and it was seconded by Trustee Arzayus. The motion passed unanimously.