

Montpelier Community Association, Inc.

Board of Trustees Meeting Minutes

January 20, 2004

Trustees in Attendance: Gerri Berman, Tricia Douville, David Hartley, Shawn Kelly, Todd Matejovich, Paul McCullagh, Jeri Witt and Lucy Young.

Trustees absent with cause: Miya John

Community Members present: Mary Lee Chatrnick, John Cholod, Richard Dengler, Mary Hughes, Anne Hull, Liz Matejovich,

Trustee McCullagh called the meeting to order at 6:50 PM and asked for a roll call. A quorum was present.

Secretary's Report, Lucy Young:

The December minutes were reviewed. A motion was made and seconded to accept the minutes. The motion passed unanimously.

Treasurer's Report, Gerri Berman:

Trustee Berman reported little new activity since last month. \$96,000 in funds with \$26,000 of that in the Gypsy Moth Fund and \$75,000 in operating fund. The assessment may need to be increased next year to properly maintain the RRF.

The insurance policy will be reviewed for adequate coverage. Trustee Douville will check for a copy. A question was raised whether the association needs a safety deposit box, but it was decided that there was no need for one at this time. Trustee McCullagh suggested that the treasurer secure a deposit stamp for checks.

Committee Reports:

FACILITIES, Richard Dengler, Chair

Mr. Dengler submitted a contract from Criscuoli and Sons for 2004 for their services in maintaining the tennis courts and pool area. A notice will be put in the newsletter that the dumpster is not for community use, but is for facilities use only. A new pool photo system is planned. Trustee Kelly will work with Ms. Hughes on the new system. A camera has been purchased for this purpose.

MidAtlantic Pools has new management. Mr. Dengler met with MidAtlantic and expressed community concern regarding lifeguards in the "well" area of the pool. Mr. Dengler is preparing a report on the pool parking lot. He has taken a core sample of the parking lot and bids will be solicited. There are three options: 1) grinding the lot down to rock, spreading that and laying down two inches of new asphalt on top; 2) a new process or grinding the old surface and mixing in new asphalt; or 3) letting it go another year. It is an expensive project and an old estimate was for \$1.00 a square foot.

A question was raised whether the baskets were adjusted after the courts were resurfaced. Mr. Dengler will look into prices for new baskets.

TRAFFIC, Shawn Kelly, Chair

Trustee Kelly contacted the county for accident reports on the Montpelier intersection. The lights have been mounted on poles and will be in use soon. A red light camera may be put there, but the cameras now in place are probably Department of Transportation traffic monitoring devices.

ACCC, Jeri Witt, Chair

Trustee Witt filed a report from the last ACCC meeting. (Copy attached.) Highlights:

- Mr. Franklin, Caroline Center/12506 Silverbirch Lane, attended the meeting and reported that renovations have started on gutters and downspouts, but they do not have the funds

available for siding. The committee received a certified letter from the center asking that fines not be levied and that work will continue as funding permits.

- 9108 Montpelier has a new roof and siding purchased. Fine will be held in abeyance.
- 12815 Fernwood Turn - a fine of \$500.00 per month was levied for constant lack of maintenance on this property and storing of unlicensed vehicles in the driveway.
- 8718 Granite Lane - the fine due to be levied over constant trash in the yard was held until the February meeting.
- 12811 Fernwood Turn - the fallen trees have been removed.
- 12414 Radnor Lane - complaint received about a business being run out of the home.

The large boat on Barclay Court could pose a problem for emergency vehicles. The committee continues trying to have it moved.

GOVERNING DOCUMENTS, Ken Busic, Chair

No report, but Mr. Busic prepared a list of committee members. A motion was made and seconded to approve the members of the GDC committee. The motion passed unanimously.

SOCIAL AND RECREATION, Miya John, Chair

No report. A suggestion was made to ask Ms. John to revive the "Welcoming Committee."

SECURITY, Richard Dengler, Chair

Mr. Dengler reported that the neighborhood was in good shape, but the area around Claxton has been a trouble spot. The neighborhood patrol over the holidays was abbreviated because of the flu. Giant Foods was robbed again and the area behind it is a problem. Operation Safe Neighborhood is still in operation. Mr. Dengler also reminded the neighborhood to be aware of identity theft. Maryland is ranked number nine among the fifty states, with the Laurel area being 5th in the state of Maryland.

WEB COMMITTEE, David Hartley, Chair

Trustee Hartley submitted the list of committee members: John Cholod, Anne Hull, Mark Haag, Kathryn Gray and David Hartley. A motion was made and seconded to accept the committee. It passed unanimously. The committee requested a line on the affidavit to "opt in" on the e-mail list. A motion was made and seconded to accept the "opt-in" line if room can be found to include it on the affidavit. The motion passed unanimously. Trustee Hartley also suggested that the board purchase a digital voice recorder for approximately \$200. Maryland law requires that the meetings be recorded.

Old Business:

Legal Issues: Final check (\$900) sent to Nagle & Zaller. Files will be picked up for new attorney.

Real estate agent will be notified that there is a lien on 12313 Mt. Pleasant.

Radnor Lane did not receive the January-February newsletter.

The Helping Hands section contains conflicting information on ages.

New Business:

Trustee McCullagh asked that the board review the pool rules and swim times to prepare for discussion at a future meeting.

Comments from Attending Members:

Pool rules need review. Complaint received that a father threw a child into the pool last season. A sign to declare that no flotation devices are allowed in the well.

The next meeting will be held on **Tuesday, February 17, 2004 at 6:45 at Deerfield Recreation Center, preschool room.**

The motion was made and seconded to adjourn at 8:12 PM. The motion was approved unanimously.

Meeting of January 8, 2004

Committee members in attendance: Jeri Witt, Ken Busic, Ron Lenart, David Friel, Thomas Jaehnigen, Liz Matejovich, Jan McCullagh, Brian Dennis and Bill McCellan.

Committee members absent: Georgianne McNeirney

Guests: Mr. Greg Franklin/Caroline Center/12506 Silverbirch Lane

It was noted a quorum was present for conducting business and the meeting was called to order at 7:40 PM. Roll was taken and the minutes from December's meeting were approved.

Old Business:

1. 12506 Silverbirch Lane - Mr. Franklin gave us the following report. A contract has been signed and the money funded for replacing the gutters and downspouts and resurfacing the driveway in early spring - by April 1st. weather permitting. The funds for the vinyl siding will not be available until summer. They will paint the shutters, fascia and doors and install the siding by August 1, 2004. The brick in the front will be power washed as soon as possible. Mr. Franklin requested there be no fines levied at this time and the committee agreed to hold the fine in abeyance until spring and look at the situation again at that time. We suggested to Mr. Franklin he use our website to try and secure storm windows for the house since they do not have the funds to replace the windows anytime soon.
2. 9108 Montpelier - the roof has been replaced and new siding installed. The homeowner states he has purchased the paint for the garage and house doors but the weather is not cooperating. We agreed to put his fine in abeyance until warm weather comes and he can complete the necessary improvements.
3. 12815 Fernwood Turn - a fine of \$500.00 per month was levied against the homeowner because of his constant lack of maintenance on this property and storing of unlicensed vehicles in the driveway.
4. 8718 Granite Lane - the fine due to be levied on this homeowner due to constant trash in the yard was held over until the February meeting.
5. 12811 Fernwood Turn - the fallen trees have been removed.
6. 8719 Oxxwell Drive - it was agreed this property is not improving as hoped and steps will be taken to contact the homeowner one more time to get an update.

New Business:

1. 12501 Cedarbrook - homeowner wanted to extend the front of his Framingham out several feet above the front door. Request was denied.
2. 12414 Radnor Lane - a complaint was received about the commercial vehicles parked at the house overnight and the number of vehicles parked there during the day. The question was raised about whether a business was being run out of the home. Two members will visit before next meeting.
3. 9008 Eastbourne Lane - 10 x 10 shed was requested but paperwork was not complete. Will vote online when homeowner sends in completed paperwork.
4. 12202 Brittany Place - 10 x 12 shed was requested and approved.
5. It was agreed Jeri Witt will contact Mr. Richard Dengler, the security chair, and try to set up a meeting with Major Summers of the P.G. County police regarding some of the complaints of cars, etc. we have been getting.

There being no further business a motion was made to adjourn which we did at 9:3PM.

The next meeting of the ACCC will be Thursday, February 5, 2004