

Devonshire Homeowners Association, Inc.
BOARD OF DIRECTORS MEETING

July 8– 6:30 pm
SVN Realty Performance - 400 Linden Oaks

Attendees:

Michelle Stark - Realty Performance Group - Property Manager
Lourdes Lerch - Devonshire HOA Vice-President
Sue Kleeh - Devonshire HOA Treasurer
Kathleen Bailey - Devonshire HOA Secretary

Minutes

1. Call to Order - Lourdes called meeting to order - 6:34 pm
2. Approve prior minutes - Lourdes approved,- July 8 meeting date corrected
3. Financial/Treasurer's Report -
 - a. Reviewed Balance Sheet/Budget comparison - over budget this month with One Step Fertilizer Cannon Landscaping , Bartlett Tree Treatment - will even out by year end
Investment income with M&T Bank YTD \$1,365.11
4. Maintenance Report
 - a. Sue inquired about repair done to 93 Courtshire \$975 chimney repair- no work order listed.
Michelle said work order #48362 was called in on May 14 as Home inspection for a closing. Michelle will reprint Work Order Cost Analysis to include in 4/20/19 - 5/17/19.
41 Camberley - hole in foundation near downspout found while landscaper putting down mulch
Homeowner called in damage to flooring in basement - she noticed it was wet after being informed.
Courtshire - Discussed previous woodpecker repair needed to be cleaned up
5. Old Business
 - a. Concrete Steps - Town of Penfield was out on Wed. May 8 still no report after repairs were done. Domicello did not charge for any repair. 1 Devonshire removed cement framing themselves.
 - b. 37 Devonshire step was within code. Called repair in for skylights leaking - contractors were sent out twice and were not able to get in. Railing (homeowners put in) that was taken down in 2018 - 2017 Photo does not show any railing?
 - c. Rules & Regulations update - Sent out to Homeowners last week.
6. New Business
 - A. Variances
 1. 170 Courtshire - Homeowners would like to put in tree - board denied
 2. 103 Courtshire - Homeowners to paint front door- Board approved col
 3. 17 Camberley - Homeowner getting married - will have (2) dogs - board approved
 4. 40 Devonshire - Homeowner will have new windows installed - Board approved
7. Reserve Expenditures
 - a. SP of NY - Driveway resurfacing/replacing - Contract signed - no start date
 - b. Mac Stringer - Paint Devonshire Doors/garage - Contract signed - no start date Michelle will mail postcard to Devonshire Homeowners with paint choice to leave out for contractor day of scheduled painting. Also note if they can paint front door that day.
 - c. Finger Lakes Tree - has not submitted quote - putting together plan for dead/touching homes
 - d. Mannell - has not submitted revised proposal for driveway replacement?
 - f. Cannon Lawn - discussed mulch still not finished, hopefully this week
discussed work not finished on work paid - Estimate #1043 5/1/19 \$1,825.20
 - g. Mac Stringer - Privacy Fence - only looked at Devonshire

8. Homeowner Concerns

1. 173 Courtshire - discussed back stair - Homeowner send email from 2014 showing Crofton agreed to stain back stairs that replaced original stairs in 2012. Discussed 28 other units that have similar stairs that have not been stained or replaced except 5 that may have been done by Homeowner because of the color choice. Board voted to retain unit stairs - Lourdes - yes, Kathleen- no, Sue-undecided. If we do one Homeowner's back stairs - we may have to do all. Nothing in Declarations, rules and regulations or matrix addresses stairs one way or the other. Michelle will check file for variance for stairs for 173 Courtshire.

9 Executive Session

- a. Delinquencies- reviewed - 14 delinquent accounts totaling \$12,857 down from last month
3 Courtshire foreclosure has been sold 6/4/19 - new owner will start paying fee from March 1.
Total Balance is \$3,174
- b. Violations - discussed garbage bin left outside on Devonshire

9. Adjournment called by Lourdes at 8:00pm

Next Meeting Monday, August 12 6:15 Place TBD Annual Meeting - immediately following
Michelle will check with Harris Elementary School. Will send out postcard with date and notice if anyone would like to be a candidate for the board. Michelle will send out 2nd postcard with venue.