

Devonshire Homeowners Association, Inc.

BOARD OF DIRECTORS MEETING

March 11, 2020 6:30 pm
SVN Realty Performance - 400 Linden Oaks

Attendees:

Julie McDonald - RPG Property Manager
Lourdes Lerch - HOA Board VP
Susan Kleeh - HOA Board Treasurer
Kathleen Bailey - HOA Board Secretary
Alexis Wiktorski - Board member

Minutes

1. Call to Order - Lourdes called - 6:30 pm
2. Lourdes approved February minutes
3. Financial/Treasurer's Report
 - a. Review Budget Comparison Operating income for December \$45,713 with \$2,039 more than budget, assessment collections \$4,285 more than budget.. Outstanding work order analysis. Julie will discuss with Bob and send Work order analysis before 3/15/20. Delinquencies are down to \$2,459 with the closing on 91 Courtshire. Balance sheet shows allowance for bad debts - 3,373.99 - Julie will provide info. Discussed snowplow mailbox damage - Julie will provide cost to replace 1 damaged post - replace 1 mailbox.
4. Maintenance Report - Management report
 - a. 17 Camberley foundation/block repair - Julie will forward quotes
 - b. 80 Courtshire - concern with moles in yard - no plan to exterminate
Julie provided exterminator bids \$6,291 \$7,136,64 annual— will continue only as needed.
 - c. 30 Devonshire - leave car in visitor overflow parking - unregistered?
 - d. Reviewed Contract status updates - Insurance, Landscape - Cannon 20-21. Fertilizer One Step 20-21, Refuse - Suburban expires 2/2021
5. Old Business
 - a. 17 Camberley - see above
 - b. Work order analysis - will have to board by 3/15/20
 - c. Mail box damage - Cannon snowplowing - deducted from April installment
 - d. 143 Courtshire - On the spot cleaners \$1,890 due for back up of sewer/drains
Requested Julie again to have Homeowner turn in to their insurance - Julie will have Bob Marvin address.
 - e. 72 Devonshire - lamp post electric repair quote \$850 Julie will check prior work order #50023
December work order analysis - repair not approved
 - f. Tree work - Finger Lakes - took tree down discussed at February meeting. Contract states job completion March 2020?
6. New Business
 - a. Variance 03 Courtshire - front storm/screen door - approved
 - b. Variance 155 Courtshire - patio door replaced - approved
 - c. Variance 120 Courtshire - Awning over deck attached to building - declined

- d. Variance 25 Courtshire - Window replacement - approved
- e. 108 Courtshire - step repair - \$100 Bid - waiting for 2 add'l bids
- f. Annual Meeting - Harris-Whalen deposit \$125.00 Reimburse Lourdes
- g. **Financials will be added to RPG** website - password protected for homeowners to print.
- h. 97 Courtshire - MIG Gutter repair \$350 -approved

7. Homeowner Concerns -

- a. 97 Courtshire - replacing carpet - leave by the road - Julie advised to store in garage prior to disposing.

8. 2020 Projects - on hold

- a. Vinyl Privacy Fences quote vs Privacy fence painting
- b. Courtshire/Camberley Door Painting - 70 Doors done on Devonshire
- c. Driveway resurfacing/replacement - 15 Driveways
Seal driveways replaced/resurfaced in 2019
- d. Pressure wash
- e. **Spring Walk around - Thursday April 23 1:00pm**

9 Executive Session

- a. Delinquencies - caught up 0-30 Days \$1,794
- b. Violations - none addressed

10. Adjournment called by Lourdes at 7:44 pm

Next Meeting Wednesday, April 8th, 6:30pm @ SVN Realty 400 Linden Oaks.