

# Devonshire Downs HomeOwners Association

## ANNUAL MEETING MINUTES

Monday, September 16, 2024

**CALL TO ORDER** - 4:08 pm

**ATTENDEES** - 9 units represented

Shelby Cardall (North HOA representative).

**REVIEW FINANCIALS** -

- 2023 and 2024 financials attached along with the 2024 budget

**MAINTENANCE & REPAIRS** -

- *Stucco and gutters* are done on the 3 buildings.
- *Landscaping Issues*
  - Board and community members are not happy with the current service. The board will rebid for 2025 and find a better provider
  - Yellow grass, tree roots, and sprouts are all on the North side. How can this be addressed?
  - Need to bid dead trees, and trees that are touching roofs. Some of the trees are from the property to the North. Look into having them deal with it.
  - There may be a sprinkler leak that needs to be addressed near 1514.
- *Dues Increase*
  - Board would like to do a dues increase vote for 2025. North will send out for the vote by October.
  - Reserve study suggests \$88.75 per month increase to fund the reserve account to 70%. The board will put forward a vote of doing an increase of \$89 starting in February 2025 after the special assessment ends. This would be \$263 per month for 2025.
    - It is \$3,000 per building to do stucco repairs. Need to still do the other 3 buildings. We lucked out that the water line repair was on the apartments line, right before ours.

**DISCUSSION ITEMS** -

- Is it worth looking into combining HOA's with Devonshire Court? Most likely not since it is only 12 units. The other buildings are all rentals and owned by a company.

**ELECTION** -

- Not enough votes to hold the election. Current board members will stay in place.

**MEETING ADJOURNED** - 5:08 pm