

# Devonshire Downs HomeOwners Association

## BOARD MEETING MINUTES

Monday, August 19, 2024

**CALL TO ORDER** - 4:01 pm

**ATTENDEES** - Ron Andrus, LaDeane Brown, Leona Bouzidi  
Shelby Cardall (North HOA representative).

**REVIEW MINUTES** -

- **Approved**

**REVIEW FINANCIALS** -

- **Approved**

**MAINTENANCE & REPAIRS** -

- *Stucco and gutters* are done on the 3 buildings.
  - One person complained about the color not being a good match. North told them that it was not done to match, it was done to repair and prevent water from entering.
- *Landscaping Issues*
  - Front flower bed of LaDeanes is not getting enough water, but Leona's is getting too much. Seems to be an ongoing problem. Patch of grass between Leona's building and the next building that needs to be watered.
    - Board is not happy with the current service. Issues still need to be addressed. Leona said their latest repairs were done this week. The board wants to give it some time and see how things go.
  - Yellow grass on the outside of the fence along the back patio of 1514.
- *Annual Meeting*
  - will be on September 16th, 4-5pm behind ron and ladeans units. 1 board member is up for election, LaDeane.
  - Board would like to do a dues increase vote at the meeting. It needs to be announced that this will be voted on at the meeting.
    - Reserve study suggests \$89 per month increase to fund the reserve account to 70%. Board **approved in the previous meeting** doing a \$45 increase for January 2025, which is half of the suggested amount of \$89 for a 70% funded reserve fund. At this meeting, the board will out 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.
      - Members not in good standing cannot vote. With 24 units, and 4 not in good standing, leaves 20 units, need 14 votes to pass a dues increase.
      - Can discuss that it is \$3,000 per building to do stucco repairs. We lucked out that the water line repair was on the apartments line, right before ours. Need to still do the other 3 buildings.
    - Board will do a walk around at the annual meeting to check for any concerns.
    - Can North find out the cost of the repair in the road from the apartments?

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- Make a spreadsheet of what the money goes toward each month for each item that needs to be replaced and is part of the reserve study.

### CONCERNS -

- Still working on collecting money owed for the speed bump damage.

### IN PROCESS -

- Speed Bump Painting - Board approved to wait until the money is collected before doing it. They want to be careful with all expenditures.

**NEXT MEETING - September 16, 2024 at 4pm behind Ron and LaDeane's units**

**MEETING ADJOURNED - 4:58 pm**