

# April 2021 - Devonshire KR Board Rep Report

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As always please review the draft minutes and Manager's reports on the website each month and upcoming Royal Times for additional information.

Financials – the Clubhouse budget is running \$40k favorable through March as staff vacancies account for much of this savings. As the clubhouse begins reopening, these vacancies will be filled. The HOA budget is running \$36k favorable as salaries, grounds repairs and irrigation system repairs are running below plan. At a recent board meeting, a motion was approved to allocate \$40k from each of the 2020 budget results to be used to offset increases in the 2022 budget.

North Spa - *there are a number of projects being worked on at this location following the mold remediation issue, including the resurfacing of both pools, resealing of pavers, enhancement of plants and an overall evaluation of the ventilation systems. Solutions will be discussed at the next board meeting.*

Ballroom Renovation – the committee has focused on several areas for renovation including upgrading overhead lighting, carpeting, chairs, and improvements to the sound system. The KR board will hear the suggestions at the next board meeting. After assessment of the moveable wall system by the manufacturer and an updated report by a structural engineer on the integrity of the trusses, we were advised no replacement of the wall system is needed for another 5-7 years. Preventive maintenance work was just completed last month.

Clubhouse Roof – an inspection of the flat portion of the roof disclosed a number of items needing repair. Quotes are being obtain for board review and approval.

If you have any questions or concerns, please contact me at my email address below.

**Rich Ascolese, Devonshire Master Board Rep**

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