

May 2021 - Devonshire KR Board Rep Report

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 \$35k favorable through April as staff vacancies account for much of this condition. As the clubhouse begins reopening, these vacancies will be filled, although we've had 52 applications for three positions and after scheduling 10 individuals, for interviews, no one showed. Please be patient with the office staff. We have several projects coming up including roof repairs and completing the North Spa issues.

The HOA budget is running \$43k favorable as salaries, grounds repairs and irrigation system repairs are running below plan. We will begin tree trimming shortly as well as evaluating Neighborhood wall plantings. We also will delay any additional stormwater runoff cleanout until the fall.

North Spa - We continue to work on the ventilation issues. The windows and doors next to the hot tub will be removed to provide a better flow of air, and the AC vendor is researching alternatives to properly ventilate the steam rooms and saunas. The remainder of the building is open.

Ballroom Renovation – the board approved the proposals to convert the lighting to LED bulbs and fixtures, and to upgrade the sound system and speakers. At this month's meeting, we will discuss carpeting and chair replacements.

Variance for the Firehouse and EMT - The board will vote on giving the Fire Department a variance that will allow them to send stormwater to the retention pond at the corner of Hancock and Hartwood Marsh. St. John's Water Management has indicated there is sufficient space in that pond to take on the additional water. You may ask why. The City had plans to relocate the Fire and EMT building to another location in Clermont, leaving an empty building. This solution will allow for an expansion of the current building where their pond is located and keep EMT and Fire personnel within minutes of our homes.

Fencing around Kings Ridge – There is a neighborhood that wants to seriously discuss fencing all around Kings Ridge because of the civil unrest (I guess somewhere). As discussed through the years, this is a gated community, not secure, and there are miles of property that we do not own, including along Route 27 and Hancock Rd. This will be an interesting discussion.

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

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