



DEVONSHIRE BULLETIN



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Why Install a CO2 Detector?



The U.S. Consumer Product Safety Commission identified Carbon Monoxide as the leading cause of gas poisoning deaths in the U.S. Thousands of cases of illness, brain damage and death could be prevented if all homes had CO alarms. Choose an alarm listed with the Underwriters Laboratory (UL) or Canadian Approval Services (CAS). The alarm sounds a shrill

warning before the levels of Carbon Monoxide become immediately dangerous. Carbon Monoxide is lighter than air. CO₂ and O₂ are products of complete combustion, CO is produced when there is incomplete combustion. If all 3 gases are spilled into an area the CO₂ Carbon Dioxide will drop to the floor and the lighter CO Carbon Monoxide will always rise to the ceiling. If the alarm sounds, EVACUATE and call 911. Make certain to account for everyone. Let the Fire Department determine if there is Carbon Monoxide in the home.

Lynton Place is a mixed housing development of single family homes (Abbots Gate and Pritchard Place II), patio homes (Becton Park), and condominiums (Devonshire Court) in East Charlotte. Lynton Place has both landscaped and natural common areas, a clubhouse, and two swimming pools. The clubhouse can be rented for private parties to residents in good standing.

Lynton Place has mandatory quarterly assessments for all homeowners.

Article Title

Have you noticed the trash along Lynton Blvd? Does it disturb you? Have you wondered who picks up the trash in the neighborhood? The lawn company workers do pick it up only on the days of lawn service. The City of Charlotte garbage collection workers do **not** pick up the trash. Honestly, some of your Becton Park and Lynton Place neighbors pick up the trash. On Lynton Blvd.

We live in a great neighborhood. Working together we can keep it in tip top shape and clean as a whistle.

Unfortunately, some of our neighbors and guests have been treating our neighborhood like a garbage can. If you see someone

throwing trash out of their vehicle, take a photo and send it to your HOA board.

Let's work together to keep our neighborhood clean so that we can be proud to live here.

You could keep a bag in your car for your trash rather than dropping it on the

ground.



As homeowners in Devonshire Court, we are also members of the Lynton Place HOA.

The Lynton Place annual meeting and election is in May.

Scoop your Dog's Poop

Mecklenburg County is home to more than 218,000 dogs. They produce over 72,000 pounds of dog waste every day. Pet waste is one of the causes of bacterial contamination of streams in Mecklenburg County.

The solution is safe and easy.

- 1) Scoop the poop.
- 2) Put it in a plastic bag.
- 3) Place it in the trash.
- 4) Wash your hands.

Let's reduce contamination to our streams to landfills whenever possible. Currently, there is no better alternative for disposing of pet waste.

Besides, who likes stepping in dog poop?



Keep your Home Safe

We feel safer when our senses, especially our hearing and sight senses, are satisfied. Here we present eight ways to satisfy your senses and calm your nerves when you're at home.

1. Brighten your surroundings
2. Shut out the night time
3. Avoid dark overgrown corners in your landscaping
4. Fix the creaks and groans
5. Play music or turn on the television at night
6. Know your neighbors and your local authorities
7. Refrain from watching shows or movies that put you on the edge
8. Use a security systems

It's important that you identify what in your house causes you to feel insecure and frightened, and then do your best to resolve those issues. When you feel safe, every-day tasks become more manageable, and every-day living becomes more enjoyable.

February Home Maintenance Tips

Although we are in the middle of winter, home maintenance and repairs do not end. Keep your home in tip-top shape throughout the year.

- 1) Check weather stripping and caulking on windows and doors
- 2) Check showers and wet areas for mildew
- 3) Spruce up interior paint jobs
- 4) Declutter your home. Focus on desks, closets, office spaces, etc.
- 5) Update your home's furniture and color combinations

- 6) Have your carpets professionally cleaned
- 7) Replace filters
- 8) Prune summer blooming



- 9) Shovel any snow to keep driveway clear
- 10) Flip your mattress

- 11) Check the charge on your fire extinguisher

- 12) Vacuum your dryer exhaust hose, refrigerator vent coils

- 13) Clean out your pantry. Trash expired food, remove drawers and liners and wipe the inside of drawers

- 14) Check for any leaky toilets

Proper actions that you take will prepare your lawn for a beautiful blooming Spring. Home maintenance can keep your home fresh, save you money and maintain your property value.

Use Your Plastic Shopping Bags

Do you have a large number of plastic grocery bags in your pantry? Don't throw them away! Make the most of your plastic bag stash **and** keep your vehicle clean. Loop one handle around the gear stick or place it on the floor of your car. Place your garbage in the bag. When the plastic bag is full, tie it up and throw it away in a garbage receptacle. Don't forget to keep a spare bag in your vehicle for the next round of garbage.



Cleaning Your Oven Racks

Even worse than cleaning your oven is cleaning your oven racks. It can be easily done.....in the bathroom.

- Place racks in a plastic garbage bag and spray with degreaser. Soak for 15 minutes. Rinse clean
- Place towels in the bottom of your bathtub
- You may also clean the racks by applying one of the following solution methods below:
 - Apply dishwashing (liquid or powder) and hot water and soak overnight, or
 - Cover with baking soda followed by vinegar. When the foaming stops, cover the racks with hot water and soak overnight, or
 - Apply a simple paste containing three parts baking soda, one part warm water and soak overnight, or
 - Combine some concentrated dish detergent with a 1/2 cup of kosher salt with the baking soda paste. Apply to racks.
- Rinse with warm water.
- Use vinegar on any tough spots.

Devonshire Court Covenant Review - Motor Vehicles

Living in a community with covenants provides clear rules and regulations to ensure that our neighborhood remains in pristine condition and property values remain high. Our covenant rules provide us with excellent guidance on motor vehicles kept on the premises.

No motor vehicles (other than private passenger vehicles which shall be currently licensed and inspected) boat, boat trailer, mobile home, motor home, trailer or any similar items shall be stored in or upon the common areas and facilities, unless placed upon a portion of the common areas which may be designated from time to time by the Board for the storage of such items. The Board shall have the right to charge a fee for such storage at rates competitive with legal storage rates. Motorcycles which do not contain adequate muffler systems (as deter-



mined by the Board in its sole discretion) shall not be permitted on the condominium property.

Any (junked) vehicle that is inoperable that does not display a current license plate, has flat tires, is damaged or wrecked, etc. is in violation of the rules out-

lined by the City of Charlotte which also includes Devonshire Court. As outlined in the City of Charlotte Code of Ordinances (Sec. 14-217). *It is unlawful to leave a vehicle standing in front of an owner's residence when the vehicle does not have a license plate or has an expired license plate.* Any illegally parked vehicles in Devonshire Court is subject to towing at the owners' expense. All vehicles parked at Devonshire Court should be in good working

order.

As stated in the Bylaws, commercial vehicles are **not** permitted to be parked in Devonshire Court.

Preventing Larceny from Vehicles

Please consider the following tips to prevent you from becoming a victim.

- Always lock your doors and roll up your windows.
- Never leave your car unattended with the engine running
- Never leave valuable items in your vehicle.
- Never leave registration/insurance card in the vehicle.
- Have your VIN etched on all the windows of the car
- Store packages in the trunk of your vehicle while shopping.
- Remove your telephone, iPod, purse, briefcase, backpack, cash and even loose change each time you leave your vehicle.
- Invest in an alarm system or theft deterrent device
- Park your car in the driveway rather than the street.
- Consider a car alarm for added protection.
- Call 911 if you see any suspicious activity.

Next Door App

The Hickory Grove police department recommends the use of Next Door to keep up with community events. You can download the app onto your smartphone from the Apple Store or Google Play . Next Door is a free private social network for your neighborhood community.



Devonshire Court Contacts

William Douglas Property Manager Representative

Nicole Woolford
William Douglas Management Co.
704-347-8900 extension 103
704-377-3408 (fax)
nwoolford@wmdouglas.com

Contact the property management company for any community problems including parking issues, water line breaks, etc.

The property management company may be contacted 24 hours a day. In case of emergency call 704-347-8900 and follow the prompts to report an emergency.