



June 2011



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**NEXT BOARD MEETING DATE**  
July 13, 2011  
@ 6:00 PM  
@ DV CLUBHOUSE

**New Board of Directors**

- Eddie Hult - President
- Floye Baxter - V.P.
- Steve Markoe - Treasurer
- Marc Andrews - Secretary
- Ed Messineo - Director
- Gene Cowles - Director

**INCLINE PROPERTY MANAGEMENT**

848 Tanager St., Suite M  
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Fax: 775.832.4036  
jferrari@ipm-tahoe.com  
neyra@ipm-tahoe.com  
dvca@ipm-tahoe.com  
www.ipm-tahoe.com

**President's Message**

Summer days are starting to finally turn the corner.... I can tell my lawn is getting healthy, my flowers and trees are blooming (after being hurt twice by hard Spring frost), and the kids are playing in the streets again.

Noting that neighborhood's children do play in and around the streets, parking areas and common areas, I want to take this time to mention that all of us (even those of us who have renters need to make them aware), that although we seem to get in a hurry to get in, out and around the community, we need to watch our speeds to help protect the children, walkers, aging drivers, etc. The Board and committee members are getting quite a few complaints of several drivers in our neighborhoods who are not just maybe doing 25-30mph, but are going 35-45, which is extremely dangerous for our community. Also, as several of the smaller intersections, we are seeing drivers not stop at our stop signs. These problems are not new, so I am trying to reach out to get our community to understand that the Board is serious about this issue and if someone is speeding or running signs, we have worked out an agreement with Lyon County Sheriff to use those plate numbers and we can fine our owners and renters in the community after hearing, especially if they are found in contempt of the Board's rules. Please spread the word and talk to your residents and neighbors about this important issue!!!

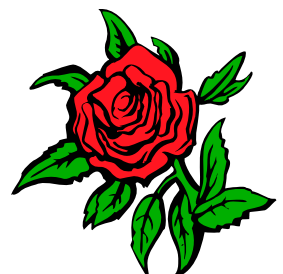
I have received several calls, emails, letters from residents concerning our review of the possibility acquiring a low cost lease for the golf courses "old clubhouse" for DVCA, committee, social and its members & family functions. (We hope to complete our study in the next 30 days). The reactions

are mixed: seems the majority wouldn't mind having it, but also the majority doesn't want their dues to increase to acquire, operate, maintain and insure it.

We have successfully completed the 2<sup>nd</sup> half of the slurry sealing of our community roads. I would think the next major expenditure that the Association needs to look at would be street lighting and some common area maintenance and fencing. This will be further discussed at our Board Meeting on Wednesday, July 13<sup>th</sup>, so if you have some input, you may want to attend. Anyways to date, The Board has properly maintained our streets so that they may have a longer life.

With everything said above, as we start our busy summer season, I want to thank all my fellow Board and Committee Members for their hard work and continually moving forward to make our community the greatest place to live!!! **THANK YOU.**

- By Eddie Hult  
DVCA President



## TREASURER'S FINANCIAL REPORT

### COMMITTEES & MEMBERS:

#### Architectural Committee

Joe Wilson – Chairman  
Eddie Hult, Ed Messineo,  
Leo DeLapp  
Contact (888) 615-5216 ext. 7

#### Budget & Finance Committee

Steve Markoe, Ed Scott

#### Gate & Roads Committee

Ed Messineo - Chairman

#### Governing Doc. Committee

Ed Messineo - Chairman  
Joe Wilson, George Kinghorn,  
Paula Darragh, Fred Rudek, Bill  
Johnson

#### Rules & Regulations Committee

Dianne Lucius - Chairperson  
Tom de Uriarte, Paul Bess,  
Contact (888) 615-5216 ext. 5

#### Social & Rec. Committee

Dorothy Wingard - Chairperson  
Janis Bricker, Geri Heebner,  
Barbara Manna, Samantha Ku-  
rashewich, Barbara Loughead,  
Mary Wilson, Harriett  
Pfrenzinger, Sue Andrews, Floye  
Baxter, Karen Ferreira, Gayle  
Cyrek, Susan Mendonca

If you are interested in joining a  
committee or have any questions  
for Management, please call  
(888) 615-5216 ext. 8.

### OPERATING ACCOUNT:

YTD Net Income - \$114.8K  
YTD Budgeted Income - \$84.1K  
YTD Revenues Allocated to Reserves -  
\$82.0K  
YTD Budgeted Revenues Allocated to  
Reserves - \$82.0K  
YTD Operating Expenses - \$58.4K  
YTD Budgeted Operating Expenses -  
\$56.9K

### OPERATING BANK ACCOUNT:

Balance as of 4/30/11 - \$144.6K

### RESERVE ACCOUNT:

YTD Allocated from Operating Acct.-  
\$82.0K  
YTD Reserve Interest Earned - \$9.0K  
YTD Reserve Interest Budgeted - \$3.3K  
YTD Reserve Balance - \$1041.0K  
YTD Reserve Expenses - \$25.8K  
Budgeted Reserve Expenses - \$5.0K

Steve Markoe,  
Treasurer, DVCA  
May 31, 2011

## Social and Recreation Committee

We are planning, and will have our HOA BBQ at the Clubhouse June 5th. If you missed this event, circle these dates for our other 2 upcoming events. On Oct 8th we're having a Oktoberfest, and Dec 11th will be our Christmas Brunch. We'll have more in future newsletters as the dates get closer. Have a great summer.

Dorothy Wingard, Chairperson  
Social and Recreation Committee



## Rules & Regulations Committee Report



*Speed limit is 15 MPH*

*Any improvements/changes to property must be approved by the Architectural Committee (CC&R 5.09 & 9.04)*

*Guest parking is reserved for guests only  
(CC&R 6.06)*

*Garbage cans are to be put away Friday evening  
(CC & R 6.05)*

*RV's may not be parked in driveway for more than 2 nights*

*(CC&R 5.15)*

*No overnight parking on surface streets –violators will have their cars/trucks tagged and towed (CC&R 6.06)*

*Your Rules & Regulations Committee*

## Neighborhood Watch Committee



The speed limit is 15 mph. Adhere to all posted signs. School will be out shortly, please be cognizant of the children as they are out and about in our community. Children are often not aware of their surroundings, we should all look out for their safety as they enjoy their summer break. As the weather continues to get warmer, and the days longer, more residents will be out enjoying our community, give all pedestrians the right of way at all times.

You are responsible for your pets at all times. We continue to get complaints of residents walking their little/large bundles of fur who are leaving deposits on the property of others. We are all attempting to bring our yards, including lawns, back up to par following our long winter. Neighbors are complaining of the developments of yellow stains - dead grass - due to activity of those little/large bundles of fur.

Remember to lock the doors to your vehicles at all times. Lock the doors to your homes, as well as the man-doors to your garage. Report all suspicious person(s), vehicle(s) or activity to the Lyon County Sheriff's Department. If your street is not involved in the program contact the Neighborhood Watch committee. In addition to this program there is also a new program, AlertID, which utilizes the net connecting neighbors, local police and fire departments, as well as federal and state agencies in exchanging of important information that will assist in notifying citizens on a number of issues. It can assist in keeping your family, and our community safe with input from a number of governmental agencies. The program is free, just go to the web site and sign up.

We all should sign up and be involved in the Neighborhood Watch, as well as the AlertID programs, as these programs assist in informing the residents of involved communities of activity which are important to them. These programs will also continue to assist in our participation with local law enforcement. Sheriff Allen Veil is again attempting to retain as many positions in the Lyon County Sheriff's Department as possible; however, the department may be losing a number of positions due to fiscal problems the county is experiencing. Geographically, Lyon County encompasses approximately 1.3 million acres, or 2,013 square miles (numbers from the Lyon County Master Plan, adopted 12/23/10), with a population of approximately 52,641. The distance between cities is substantial, as is the time to travel to render assistance if needed. We currently have 77 sworn law enforcement personnel in the Lyon County Sheriff's Department - which includes all uniform staff - from deputy positions to Sheriff Veil (this number also includes the 14 jail staff in Yerington). Of that total, only 47 are full time patrol staff. Lyon County currently has a .08 ratio of patrol deputies per 1,000 population. Only dealing with sworn law enforcement personnel in the numbers, as when we add in the total staffing of approximately 110, the ratio per 1,000 is 1.46. However, when we look at the patrol staff, Lyon County is well below the average. In Crime in the United States - 2009: was noted that for cities in the west the number of full time sworn law enforcement personnel was 1.7 per 1,000. Dayton currently has 13 full time positions, which provides coverage seven days a week, twenty four hours a day, and includes supervisory staff. As it stands now, the county may be looking at making some drastic reductions in both ancillary, as well as sworn law enforcement personnel. If these numbers concern you, you may want to contact our county commissioners as to your concerns. We realize the county is dealing with severe shortages, and drastic cuts, or increases in fees or taxes may be warranted; however, fire/life safety should not be in the cutting block.

You should check the Nevada Sex Registry on a regular basis. The sex offender registry is available on the Nevada Department of Public Safety, as well as the Watch Dog web site. The information provided is for educational/informational purposes in assisting individuals to take appropriate safety precautions. Any information obtained on any person on the registry is NOT TO BE POSTED anywhere in our community. Note that it is illegal to harass, intimidate, or threaten anyone on the list.

The owners of rental properties should inform their renters that they should check the web sites, as well as all information provided/noted above.

- by the Neighborhood Watch Committee

**Help protect your community and join the Neighborhood Watch Program TODAY!**

Look out for yourself and neighbors by participating on the Neighborhood Watch Program. If you are interested in joining the Program please contact the Committee directly by leaving a message at (888) 615-5216 ext. 6 or contact Management (IPM) at 775-832-0284, [dvca@ipm-tahoe.com](mailto:dvca@ipm-tahoe.com).

**Help keep the community safe. Remember to lock the doors and windows to your home, garage and vehicles. If you park your vehicles in the driveway, keep an eye out for them. Make sure the vehicle alarm is on, if it has one.**

If you see any suspicious activity or person, call the Sheriff Department immediately at (775) 246-5023 or (775) 246-6236.

**Take care of your community and join the program Today!!!**



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## CLASSIFIEDS & ADVERTISEMENTS!!!

The Board of Directors encourages DVCA members to patronize the businesses of our advertisers. Their ads provide funds that make it possible to provide an informative and visually appealing newsletter at a minimum cost to Association members.



-Fleece Seat Covers - Color - Hunter Green - Like New, used less than 1 season -  
Retail for \$54.95 - Selling for \$25.00  
Contact Brian at 336-8801 - If no answer leave message



Golf Cart Cover - Like New, used less than 1 season - Color Beige -  
Retail for \$199.95 - Selling for \$100.00



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**I am looking for a 4 bedroom home on the golf course with lease/option to buy and/or owner financing. I did a short sale on my home on the course and I want to find another home for my family and I...please call Susie @ 775-720-0076.**

If you would like to place an ad in this newsletter, please contact IPM at (775) 832-0284,  
Fax 775 832-4036 or via email at [dvca@ipm-tahoe.com](mailto:dvca@ipm-tahoe.com).

## ADVERTISEMENTS!!!

The Board of Directors encourages DVCA members to patronize the businesses of our advertisers. Their ads provide funds that make it possible to provide an informative and visually appealing newsletter at a minimum cost to Association members.

### Jigsaw Puzzle Found!!!

We found a brand new jigsaw puzzle in the shape of the World w/all pieces still in a bag and it shows all the countries. We found it at the stop sign of La Costa Avenue and Royal Troon by the clubhouse about 3 weeks ago. If this puzzle belongs to you, please call 246-0398.

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