



October 2011



Volume 6, Issue 2

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**NEXT BOARD MEETING DATE**  
October 25, 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
- Holly Thomason - Director
- Michael Becker - Director

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Fax: 775.832.4036  
jferrari@ipm-tahoe.com  
neyra@ipm-tahoe.com  
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**Presidents Message:**

Wow, as fast as Spring turned into Summer a few months ago, Fall has found its way in from the 90degrees we had been accustomed to, to a very pleasant 60-70s. Thus, it is time to turn down your watering days and length of time, as well as get you lawn and plants ready for winterization in the next 30days or so. Your homeowners group is still working hard to get the banks, renters, and new homeowners into compliance, so maybe we will enjoy a better neighborhood and surroundings next Spring after the hunker-down this Winter.

As mentioned previously, the Rules & Regulations committee has been tasked to form a sub-committee to re-apply our violations into easier, better defined categories for warnings, hearings and fine assessment variables. The Board's members, in working with the R&R committee, has worked hard to get these new definitions and applications as we prepare for our quarterly meeting later this month (October 25<sup>th</sup>). As we move along with this process, we are hoping to have a much more stable method of trying to get our homeowners complying... as this is the biggest message that our violation notices and fines are trying to administer. "Compliance".

As some of the Board members have discussed with me, the gates at Stonehaven @ LaCosta will probably be removed for a much more friendly pedestrian and golf course access in that area. DVCA is working with Lyon County Fire Officials, and we have received confirmation of that intersection being opened to pedestrian and non-motor vehicle traffic, although we cannot open it up fully to motor vehicle traffic because the road that Lakemont built, does not comply (width) to two way traffic. Lyon County's con-

cern is to have it as an emergency exit for those area homeowners, so therefore, the options are to either open up with noted (posted) one way (out) traffic, or to limit to pedestrian, golf carts, and bicycle traffic with balusters, etc.

I am proud that our new members of the Board are jumping right in and helping to work within the parameters that we are bound to get things accomplished. I thank them, as well as the rest of the Board, for their hard work and look forward to our homeowners (quarterly) meeting on the 25<sup>th</sup> of this month. We have quite a few issues and ideas that are starting to come together to make our property and Association continuing improving into a great neighborhood and Community.

With all that, have fun as we move into Fall (I feel is the most beautiful time of the year in N. Nevada) and celebrate Nevada Day and Halloween at the end of this month. Until next month....

By, Eddie Hult  
DVCA President



## Treasurer's Financial Report:

### OPERATING ACCOUNT:

YTD Net Income - \$104.4K  
YTD Budgeted Income - \$38.9K  
YTD Revenues Allocated to Reserves - \$164.0K  
YTD Budgeted Revenues Allocated to Reserves - \$164.0K  
YTD Operating Expenses - \$129.6K  
YTD Budgeted Operating Expenses - \$147.2K

### OPERATING BANK ACCOUNT:

Balance as of 08/31/11 - \$137.2K

### RESERVE ACCOUNT:

YTD Allocated from Operating Acct. - \$164.0K  
YTD Reserve Interest Earned - \$15.9K  
YTD Reserve Interest Budgeted - \$6.7K  
YTD Reserve Balance - \$1068.3K  
YTD Reserve Expenses - \$98.9K  
Budgeted Reserve Expenses - \$218.0K

Steve Markoe,  
Treasurer, DVCA  
October 4, 2011

### COMMITTEES & MEMBERS:

#### Architectural Committee

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

#### Budget & Finance Committee

Steve Markoe

#### Gate & Roads Committee

Ed Messineo - Chairman  
Marc Andrews

#### Neighborhood Watch Committee

George Kinghorn, Alan Power  
Contact (888) 615-5216 ext. 6

#### Rules & Regulations Committee

Dianne Lucius - Chairperson  
Tom de Uriarte, Paul Bess, Mike  
Becker, Marc Fresia, Floye Baxter,  
Marc Andrews  
Contact (888) 615-5216 ext. 5

#### Social & Rec. Committee

Dorothy Wingard - Chairperson  
Janis Bricker, Geri Heebner,  
Barbara Manna, Samantha Kurashewich,  
Barbara Loughhead,  
Mary Wilson, Harriett Pfreizinger,  
Sue Andrews, 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.

## Treasurer's Message to Homeowners:

The August financials show a very favorable year to date net income from Operations. This was mostly due to a Lakemont bad debt (\$64,438) written off in prior years and taken this year to balance the books. This makes our income look much more favorable than shown in the 2011 budget.

Yours Truly,  
Steve Markoe  
DVCA Treasurer

## Rules Regulations Committee Report:

October, 2011



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

(CC&R 4.15)

- ◆ Speed limit is 15 MPH
- ◆ Backyards that face golf course MUST BE completed within 1 year of purchase  
(CC&R 7.2 B)
- ◆ Any improvements/changes to property must be approved by the Architectural Committee  
(CC&R 7.3 /8.1)
- ◆ Guest parking is reserved for guests only  
(CC&R 4.15)
- ◆ Garbage cans are to be put away Friday evening  
(CC &R 4.4)
- ◆ No overnight parking on surface streets –violators will have their cars/trucks tagged and towed  
(CC&R 6.06 / 10.3)



## Neighborhood Watch Committee



This will be my last newsletter, as Catherine and I will be moving. I want to thank all the residents for giving me the opportunity to be a member of the Board for two years. I would also like to thank all of the Board members that I have had the pleasure of serving with, as well as interacting with over the years. The Board members give much of their time, knowledge, and experiences to make our community a better place to live in. In addition to serving as a Board member I, and others, were able to set up the Neighborhood Watch Program (which still has areas with no representation), as well as the on going Neighborhood Watch Committee. There have been a small number of incidents in our community, during the approximately six years I have been involved; however, the small number may be due in large part to the positive interaction and communication of the residents, and the Lyon County Sheriff's Department. I would also like to thank Sheriff Allen Veil, and Deputy Julie Redmond for their ongoing assistance in the Neighborhood Watch Program, as well as their being open to communicating with the people of Lyon. I would also like to thank all the personnel of the Lyon County Sheriff's Department for their professionalism in the performance of their duties - which was noted in my dealings with them on a number of HOA matters.

The Neighborhood Watch Program and Neighborhood Watch Committee will need residents to step up and take over. We currently have two residents who will be working on the projects; but the programs still needs additional resident support and individuals stepping up to assist on both the Neighborhood Watch Program and the Neighborhood Watch Committee. This is your community and needs your support in continuing the programs we have started. Neither involvement in the NWP or NWC will require much of your time. Step up and help those who will be involved.

Enough of the nice stuff, now back to the normal, boring, routine material we have put in the newsletter for approximately SIX YEARS:

The speed limit is 15 MPH. Adhere to all posted signs. School is back in session, be especially careful in your driving when you see our young residents out and about. Give all pedestrians the right of way at all times;

You are responsible for your pets. Your dogs should be under your control at all times. We continue to get complaints from residents who have their lawns being used as disposal locations for people walking their loving bundles of fur. In other words, after approximately 6 years, KEEP YOUR PETS OFF OF OTHER PEOPLE'S PROPERTY.

Remember to lock your vehicles at all times. Lock the doors to your homes, as well as the man door to your garage. Report all suspicious person(s), vehicle(s) or activity to the Lyon County Sheriff's Department.

In addition to involvement in the Neighborhood Watch Program, of which a number of areas in our community have NO REPRESENTATION, you should check into the FREE ALERTID program. On the Neighborhood Watch Program, contact the Neighborhood Watch Committee representative for signing up. For the ALERTID program just go to ALERTID web site and sign up.

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 sites. 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.

Owners of rental properties should inform their renters that they should check the web sites, as well as share with them all the information provided/noted above.

Finally, I would like to thank Julie, Neyra - and recently Cassandra - for all their support and assistance while on the Board and with the various projects I have been involved in. I have mainly dealt with Julie and Neyra and found them to be very helpful, knowledgeable in Common-Interest-Communities issues, and at all times professional in the performance of their duties. Thank all of you.

Again, just curious to see how many people read this section - had two people after last month acknowledge - if you see me out and about, whether walking or trying to hit that LITTLE, NASTY, NON-COOPERATIVE, VINDICATIVE white ball, just say hello and that it was not a waste of my time, all these years, writing our little news section.

-Richard L. Martinez

**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) 246-6201 Tuesday - Friday 8:00 AM to 6:00 PM . Call (775) 246-5023 if After Hours.

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



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*Roads & Gate Committee Report:*

GATES: I am happy to report that the gates are and have been working without incident for quite some time now. We did have a short interruption in the operation of the Bayhill Exit Gate due to a warranty issue on an actuating arm. This was a manufacturer issue covered under warranty with no cost to DVCA. The gate, although operating properly, was held open until the part was replaced just to avoid any possibility of serious damage.

**REMINDER: GATE ENTRANCE CODE CHANGE EFFECTIVE OCTOBER 15, 2011**

**The new Entrance Code Information was mailed to all Homeowners, and the Property Managers of record, on September 30, 2011.**

ROADS: We will be sweeping all of the roads which we Slurry Coated in May of this year. This sweeping will be done on Wednesday, October 12. We are asking that there be no vehicles parked on the streets that day in order to assure that all streets can be effectively swept. The streets scheduled to be swept are:

Ballybunion Court  
Birkdale Court  
Dornoch Court  
Grayhawk Court  
Inverness Court  
Lakeview Drive  
Lytham Court  
Royal Troon Drive  
St. Georges Court  
Turnberry Court

Ballybunion Drive  
Champions Drive  
Grayhawk Drive  
Gullane Court  
Lahinch Court  
La Quinta Court  
Portrush Court  
St. Andrews Drive (Lakeview to Grayhawk)  
Torrey Pines Drive

By, Roads & Gates Committee

*Social & Recreation Committee Presents:*

***SAVE THE DATE...DECEMBER 11TH, 2011***

Sunday, December 11th will be our 2nd Annual Christmas Brunch with Santa and Music!

We'll be meeting with Kara soon to work out the details, and I will put all of the information in our November newsletter. The brunch was enjoyed by everyone last year, and we're looking forward to having another great brunch with friends and neighbors again this year. So circle the second Sunday in December so you won't miss it.



Dorothy Wingard  
Chairperson

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Fax 775 832-4036 or via email at [dvca@ipm-tahoe.com](mailto:dvca@ipm-tahoe.com).

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