



September 2011



# DAYTON VALLEY COMMUNITY ASSOCIATION NEWSLETTER

www.daytonvalleyvassociation.com

Volume 6, Issue 1

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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

### INCLINE PROPERTY MANAGEMENT

848 Tanager St., Suite M  
Incline Village, NV 89451  
Phone: 775.832.0284  
Fax: 775.832.4036  
jferrari@ipm-tahoe.com  
neyra@ipm-tahoe.com  
www.ipm-tahoe.com

## Presidents Message:

First, I want to thank all the Homeowners (and their renters in some cases) for generally doing their best in taking care of stressed, heat-burned, foreclosure-turned over, etc. landscapes. As these hot Summer days continue into the Fall months, the work will continue, but I am happy to announce that more and more properties are being taken care of; thus, heading towards keeping our goal of an awesome community and best groomed properties in the local area.

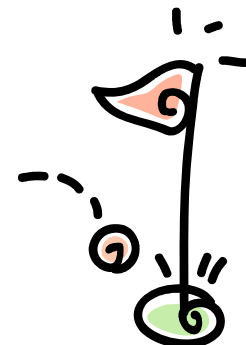
As mentioned last month, the Rules & Regulations Committee is being tasked to form a sub-committee to re-apply our violations into easier, better defined categories for warnings, hearings and fine assessment variables. This should better define some violations that the Board feel could be categorized and noticed at levels that are easier for the Homeowners, renters, and violation committee can define and be more continuity in our application of violations, fines and or other review of property issues.

We are also working toward small projects such as review of the Stonehaven @ LaCosta gate closures with Lyon County Fire Dept in what we can allow in making a better pedestrian and golf course access in that area. DVCA is working toward more of a ballaster pole set-up (rather than locked gates) that can be unlocked or pinned-knockdown by fire or police for safety or emergency situations. I will update next month as we get toward a closer solution.

Our golf course, DVGC, wanted me to remind all homeowners that after-hours (usually at sunset to sunrise), the golf course and its properties are closed. They are getting many reports of children, adults, dogs, etc. using the cart paths, clubhouse (when closed), parking lots, and other facilities when the club is closed. This is illegal trespassing, and DVGC wants to remind everyone, as it is trespassing, the legal liability against DVGC will be null in trespassing situations. That said, just as you would not want people running around your front or back yards at night, they would like the same courtesies. For note: we have our streets and common areas for walking and enjoyment for your use.

With all that, I hope that our readers are still enjoying a great summer and their activities, vacations, guests and whatever else they take on going into these beautiful early Fall days and nights. Have fun this Labor Day and one of the most busy (in this area) times of the year....

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

#### Gate & Roads Committee

Ed Messineo - Chairman  
Marc Andrews

#### Neighborhood Watch Committee

Rich Martinez, Chairman  
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 Bax-  
ter, Marc Andrews  
Contact (888) 615-5216 ext. 5

#### Social & Rec. Committee

Dorothy Wingard - Chairperson  
Janis Bricker, Geri Heebner,  
Barbara Manna, Samantha Ku-  
rashewich, Barbara Loughhead,  
Mary Wilson, Harriett  
Prenzinger, 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.

### OPERATING ACCOUNT:

YTD Net Income - \$59.8K  
YTD Budgeted Income - \$64.4K  
YTD Revenues Allocated to Reserves -  
\$149.4K  
YTD Budgeted Revenues Allocated to  
Reserves - \$149.4K  
YTD Operating Expenses - \$98.0K  
YTD Budgeted Operating Expenses -  
\$85.0K

### OPERATING BANK ACCOUNT:

Balance as of 7/31/11 - \$157.8K

### RESERVE ACCOUNT:

YTD Allocated from Operating Acct.-  
\$149.0K  
YTD Reserve Interest Earned - \$12.9K  
YTD Reserve Interest Budgeted - \$5.8K  
YTD Reserve Balance - \$1034.4K  
YTD Reserve Expenses - \$98.0K  
Budgeted Reserve Expenses - \$85.0K

Steve Markoe,  
Treasurer, DVCA  
September 5, 2011

### Rules Regulations Committee Report:



## September, 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)**





The speed limit is 15 mph. Adhere to all posted signs. School is now in session, please be careful while our young people are on their way to school and returning. Caution is not only needed while the young people are coming and going to school, but at all times you may see children on or near the roads. Give pedestrians the right of way at all times.

You are responsible for your pets at all times. Your dogs should be under your immediate control. PEOPLE, we are still getting complaints of resident's lawns/ yards being used by some to allow their bundles of fur to leave deposits. You would not appreciate having to clean up after another residents pet's droppings, nor does your lawn appreciate the deposits, as noted by numerous yellow spots. In other words, to make this real simple after five plus years, **KEEP YOUR PETS OFF OF OTHER PEOPLE'S PROPERTY.**

Lock your vehicles at all times. Lock the doors to your homes, as well as the man doors to your garage. PEOPLE, again after five plus years, report all suspicious person(s), vehicle(s) or activity to the Lyon County Sheriff's Department. Our law enforcement officials had to investigate suspicious activity involving a vehicle recently in our community. If you see or hear anything suspicious contact our law enforcement officials.

Again, and for the last time, a number of neighbors in our community have NO REPRESENTATION in the Neighborhood Watch program. This is your community, all areas should have some representation in the program which would include Block Captains and assistants. ALERTID is also a useful program to involve yourselves in, and it is free. Alertid utilizes the net connecting neighbors, local police and fire departments, as well as federal and state agencies in the 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. Just go to the web sit 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, 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 the information provided/noted above.

**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!!!**



**ROADS:** The Committee would like to take this opportunity to apologize for the delay in getting those roads swept which were Slurry Sealed last year. We got the job done this past month and the streets look good. With regard to those streets which we Slurry Sealed this past May, we are scheduled to be vacuum-Sweeping them on October 12.

**GATES:** As part of our ongoing Community Security we change the Gate Entrance Codes on a regular basis. Due to the installation of new controllers at the Bayhill Gate we extended the time between making this change.



Please be advised that this is a heads-up reminder that we will be changing the Gate Code for both the Bayhill Gate and the Palmer Gate effective **October 15, 2011**. All property owners will be receiving, by mail notification of the Gate Code Change and the New Gate Code. Further, we will post notification of the Gate Code Change at the Telephone Entry stations at the Gate Guard Shacks and the Golf Clubhouse. The New Gate Code will be published in the October Newsletter.

Occasionally you may experience a failure to open one of our gates. Although this may seem to be an oft occurring phenomenon, it actually happens very infrequently relative to the number of cycles these gates perform. One needs to remember that these are devices made by man (not perfect) and controlled by computer. At any given time their operation can be affected by any number of influences, not the least of which is the operator, man himself. These influences can be environmental like the weather, static (EMI) or caused by the operator who has a dead battery in their "clicker", or punches the code incorrectly, or just forgets the Gate Code.

Should you run into an instance where the gates do not operate, we request that you simply use the other gate in the Community and report the gate malfunction as soon as convenient. We have 2-gates into and out of the Community; the Bayhill Gate entrance-exit and the Palmer Gate entrance-exit. Both gates allow you to get anywhere within the Community.

Please call IPM and report the outage. We ask that you report outages in a calm, civil and respectful manner. Screaming, hollering and usage of foul language in doing so will not get the gate fixed any quicker.

- Roads & Gates Committee

Dayton Valley Homeowners Assoc  
**“OKTOBERFEST”**



Saturday, October 8, 2011  
3PM-7PM

Dayton Valley Clubhouse

\$15.00 per person

Beer Tasting

German Bratwursts/Chicken

Pretzels

Salads & Desserts

All reservations must be paid by Oct 1, 2011  
Please make checks to-Dorothy Wingard/DVCA

Contacts-

Dorothy 246-2499 Janis 246-8797

Barbara 246-5293

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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).

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