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Dayton Valley Community Association Newsletter

# on location



## *Questions & Answers >>>*

**Q: Are there updates for the Cruden Bay home owners?**

**A:** Yes, a special meeting is scheduled for July 13th at the DV Clubhouse. Please find updates in the 'Insurance Committee' section of the newsletter & on the website.

**Q: Where can I report Landscaping violations or get a parking pass?**

**A:** Please go to 'Contact Us' on our website (dvcahomeowners.com) and submit your report or request.

**Q: What hours are the Palmer Gate left open?**

**A:** 6am- 7pm: M,W & Sun.
6am- 9pm: Taco Tuesday, F & Sat.

**Q: Will Sgt of Arms be discussed further?**

**A:** Yes, a special committee was formed at the June 10th meeting.

**Q: How are we addressing speeding in the neighborhood?**

**A:** Please come to the July 27th meeting, where speed will be addressed.

**Q: Can we bring back the Pledge of Alligence to our American flag at meetings?**

**A:** Yes & thank you to our veterans!

## *A Letter From our President*

### *DVCA President, Leandra Carr >>>*

The first few meetings of the new board have taken place and there seems to be a momentum on moving forward. Committee assignments were handled, and you are encouraged to reach out to the board liaisons to join on committees. If you need help finding the right person, reach out to me and I would be happy to point you in the right direction. There is such a wealth of knowledge and talent in this community, and we would really like to see homeowners participating and putting those skills and talents to use. As a bonus, you get to meet your neighbors and hopefully work toward keeping this community the wonderful place we all choose to live.

There have been questions about the meeting location being off-site. Please understand that the golf course has been very accommodating in the past for our HOA meetings, and we appreciate that. However, it is the busy season for events over there, and if they can rent the room instead of allowing us to use it as a courtesy, we want what is best for them. We are working with their events coordinator and will keep you posted.

Zoom is back and it is being offered as a courtesy to homeowners. To overcome some of the previous difficulties, we are trying some new equipment to ensure homeowners online can better hear what is going on and hopefully be better able to participate. It is being offered as a convenience and you are welcome to attend in person. Your feedback is important and appreciated as we work through finding the right combination of equipment to make it work.

Request for Bids on Community Management companies were sent out in March. The Board received proposals from six companies, conducted interviews and opened the pricing at the May 25th meeting. A Special Meeting was held June 10 to discuss the bids, and the board voted to change to First Service Residential. Some homeowners have asked why we would change. The board is bound to the "Good Business Judgement Rule." Community management had not been reviewed in over five years. The Community Management constitutes the highest monthly operations cost to the association and from time to time, those higher-cost services need be reviewed to make sure we are getting the best possible services at the best price.

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To ensure a smooth transition for the homeowners, First Residential Service will be sending out a welcome packet. They will also be available at the golf club for a full day in July, date to be announced. You will have the opportunity to go by, meet them and let them know your preferences for mail or email, statements or auto pay, and even get auto pay set up if you would like.

A suggestion was made to have a comment card available for those who attend the board meetings. When you sign in, feel free to grab one and submit your comments, questions or concerns and we will do our best to address them. It may be at the meeting, in the newsletter or on the website, but want to make sure homeowners have a way of letting us know your concerns. Please note that while we transition the new board, meetings tend to have a lot of issues to cover. Homeowners are invited to speak about items on the agenda at the beginning of the meeting. However, due to time constraints, comments during the board discussion must be limited to board members. Homeowners will have the opportunity at the end of every meeting to voice their concerns, compliments, and suggestions for future agenda items.

You may have noticed the cameras at the gates, and the updated lighting that happened within the last couple of years, coinciding with the installation of the cameras. In the past, the vendor who installed the cameras and the president had access to the footage and live views for those cameras. When the administration changed after the last election, access changed as well. It was recently noted that our attorney drafted a Surveillance Policy and Confidentiality Agreement in 2018 for those cameras. The Board has them for review and it will be on the agenda in the future whether to adopt that policy and agreement, allowing for volunteers other than the President to have access.

Finally, the newsletter did not publish in June. Our long-term volunteer newsletter editor departed before it could be finalized. We are working toward having it prepared and mailed by the second Friday of each month for now and appreciate your patience. Cost of the mailing of it is an issue, so if you can get it via email, please let us know. We currently mail hard copy to over 400 households each month! Sending it via email can help cut this down.



All the Best,
Leandra Carr
DVCA Board President

## Vice President, Steve Galisdorfer >>>

More than half of the comments I get from fellow community members are complaints about a neighbor not keeping their yard looking good, or illegally parked cars & trailers. Weeds on vacant lots are another. While our community looks very good for the most part, a few people are thumbing their noses at the rules and not doing their part. First Service Residential, our new Community Management company, comes on board August 1st and is committed to getting these nagging violations under control. Complete (CAMCO) wasn't good at documenting or following-up, but FSR is. If your home is one of the problems, now is your chance to get into compliance and avoid a violation letter.

We have many committees under the direction of the Board, and the Board is actively looking for community members to serve. Please volunteer, and we will get you quickly seated. All the obstacles that had been thrown in front of volunteers are now cleared away, and everyone who asked to serve has been seated. There are a wide variety of committees, and you can be on more than one if you would like. You can choose Elections, Roads, Landscaping, Rules & Regulations, Architectural and others! Please get involved and make our community the best ever! If you have any questions, feel free to contact me via email or phone and I will fill you in.

## Secretary, Carla Cole >>>

*Secretary Cole did not submit a statement for this month's newsletter.*

### Save the Date:July 13th

Join us July 13th at the Dayton Valley Golf Course Clubhouse at 5pm for a Special Meeting regarding the Cruden Bay Insurance.

**For more information go to www.dvcahomeowners.com**

## Treasurer, Katie Mitchell >>>

Happy Summer neighbors! It has been great to meet so many home owners at the last meeting, and I hope to meet many more! I'm appreciative to all who have taken the time to share their community stories, expertise and experiences, as it's important to me, to always be learning about our community.

At the May 25th meeting, the board voted for a new Reserve study, which should be ready soon. What is a Reserve Study? A Reserve study is a 'long range capital planning tool' that helps anticipate and prepare for the repair and replacement of a community's assets. This includes an analysis of the community's physical property's condition and current reserve funds. These insights will be helpful with our budget planning and navigating community conversations like 'adequate funding.' Join the Budget Committee- our first meeting is August 18th.

Currently we print + mail in an envelope 436 copies of the DVCA monthly newsletter. Depending on the vendor, a single printed newsletter issue can cost between $2- $4 to print + mail which is a cost that can easily come down, if you are willing to 'opt- in' to receiving your newsletter via email, it'd be a small step to reducing costs and paper! You'll have this option to change your email preferences when we get signed up with our new Community management company, more details to come.

## Director, Dennis Drury >>>

Back on June 8 there was a report of the Bayhill exit gate making noise. It was reported to Sierra Gate and Control and they came out and did a temporary fix. Sierra Gate then prepared a quote to replace the old, worn out hinges and there was an email vote to approve having that work completed but as of right now I don't know if that vote passed. At the time I'm writing this (June 30) the gate is still making noise.

At the last meeting the Board voted to have the mag-locks from the Bayhill entrance and exit gates removed. The new motor assemblies have locks built in so the mag-locks are no longer needed. Once removed they will be kept as spares for the Palmer gate which still need the mag-locks. This should speed up the functioning of the Bayhill gates.

At the first meeting of the new Board, liaisons for committees were chosen; I retained my position as Board liaison and chairperson of the Gates and Monitoring Committee. In fact, I am currently the ONLY member of that committee, other than the president who is a defacto member of all committees. I have always taken this position seriously so I was disappointed to discover that my privileges to control the gates had been revoked which resulted in some issues for patrons of the golf course. In addition, my log in credentials for the monitoring system have been deleted so I'm unable to access the cameras and recordings. As yet, I have not been informed when I will have these privileges restored so that I can do this job effectively for our community members and for the golf course. Thank you and as always, if there is anything I, or any other Board member can do for you, please let me know.

## Director, Clint Hall >>>

# Speed Concerns & Parking Passes

July is the time for visiting family, golf, and great parties to celebrate our independence. Parties are often paired with overnight parking as well as speeding. Illegally parked cars and speed are the two safety related complaints we most frequently get. The former is about to be addressed by towing the offending vehicles when First Service Residential starts August 1st, and the latter by the Board soon.

When we moved here, we all agreed to keep our cars in the driveway or garage overnight, with no trailers, etc. being kept in the public view. Between midnight and 6 AM, no vehicles may be parked on the streets without a parking pass. Vehicles found on the streets at these times will get tagged with a towing warning (some already have been tagged) and 48 hours later they can get towed if found on the streets again, even if moved.

The question about RV parking and parking passes has come up again. We have always allowed RVs to park 2 days to load and 2 days to unload without a parking pass, however because there is no real way to track the time, and some are abusing it, we'll be looking to make a change. I'll be proposing to discuss changes to the RV parking policies at the next board meeting. Ideally, requests for all parking passes are made 24 to 48 hours in advance.

Excessive speed is the biggest daily safety concern we have, and speeding has gotten worse over the past couple of years. Most of us have been passed on main thoroughfares at one time or another by someone doing 40 to 50 MPH. The speed limit is 15 MPH, and a stop sign does mean stop. Enforcement will begin soon, so now is the times to get in the habit of leaving 3 minutes earlier and slowing down. Someone's child or another loved one's life is at stake.

## Save the Date: July 27th, 2022

*Join us for the next DVCA General Meeting,*
*Location TBD @ 5PM*

**For more information go to www.dvcahomeowners.com**

## Director, Jim Kepler >>>

*Director Kepler did not submit a statement for this month's newsletter.*

## Contact Your Board >>>

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## Q: How Do I Join A Committee?

A: *Thank your interest in volunteering! Please go to 'Contact Us' on the DVCA Website and request to join your committee of interest directly and the board liaison will be in contact with you with more information.*

# DVCA Committee Updates >>>

## Insurance Committee

***Board Liaison: TBD***

Insurance on the shared wall dwellings in the Gallery continues to be an issue. To help we have scheduled a meeting for July 13th at the Dayton Valley Golf Course Club House at 5 pm so we can explain what happened, why it happened and the cost of what is next. While Framer's Insurance agents are not going to be there, our attorney and an insurance specialist from our new management company will be on hand to walk us through. Hope to see you there.

## Roads Committee

***Board Liaison Steve Gallisdorfer***

Sierra Nevada Construction has now finished the 'crack seal' on all our streets, the first this has been done in about two years. There was a follow-up complaint about weeds in some cracks that we will be looking at. Speed enforcement is on our 'radar' too, and we will be working with the board in this. The committee is following the same path as the board, so will not be 'rubber-stamping' plans just because we have always done it that way in the past. If you have a suggestion to improve our community or save us money, please let us know.

## Rules & Regulations Committee

***Board Liaison: Clint Hall***

Questions have come up about political signs, and there has been a lot of conflicting and incorrect information shown around. A quick look at the law and our CC&Rs make a few things clear. First, in the DVCA political signs are limited to 18 x 24, and only one per candidate or issue. Further, they may ONLY be posted in your front yard, not a window or the backyard facing the golf course. And they must be real signs, not flags, banners, etc. And nothing offensive is allowed.

Lyon County used to limit political signs to 60-days prior to an election but revoked that recently because elections now run so much longer. Our CC&Rs limit them to the "political season."

## Newsletter & Website

***Board Liaison: Katie Mitchell***

There are changes to the DVCA Newsletter! You may notice that in this issue the advertising section of the newsletter is missing. The Newsletter & Website Committee will be working on a new advertising policy for advertising opportunities with DVCA. A big thank you to all our advertisers who have supported our community with their services. Anyone Interested in joining the N&W committee, we'd love to have you!

## Social Committee & Landscaping Committee

***Board Liaison: Carla Cole***

The Social Committee & Landscaping Committee did not have updates this month.

## Budget Committee

***Board Liaison: Katie Mitchell***

The first Budget Meeting of 2022 is scheduled for August 18th at 5pm, location TBD. Our new Comminuty Manager from First Service Residental will be there and our new Reserve Study will be ready! More details to come. Come and join!

## Election Committee

***Board Liaison: Steve Galisdorfer***

We recently went through a second painful election in two years, and like the previous year, it boiled down to poor planning. No Election Committee was formed again, so the sponsored events for the community to meet the candidates never happened, nor the ability to ask candidates defining questions and get answers. Election materials weren't vetted and were distributed near end vs. beginning of the legal window, giving less time for discussion to happen. That needed to change, so an Election Committee was formed this year and I'm asking you to volunteer to be on it. Any homeowner can serve, except persons seeking election, their spouses/household members, etc. Please contact me to get seated. This won't require much of a time commitment and will be fun.

## Gates & Monitoring

***Board Liaison: Dennis Drury***

**Update provided by: President Carr*

A bid has been approved by the board for a replacement of the hinges at the Bayhill gates. This should cut down on the noise and frequency with which the gate vendor needs to be onsite to check and oil them.

## Architecture Committee

***Board Liaison: Jim Kepler***

Summer is here! Don't forget that any major changes to visible landscaping or hardscapes (front, back or sides) require architecture committee approvals in advance.

Are you gearing up to do some painting? Check out the color selections on the 'Architecture' page on our DVCA website and how to submit your color requests.

If you have questions, go to the 'Contact Us' page of www.dvcahomeowners.com and send us your questions.



# Central Lyon Fire >>>

Hello Dayton Valley,

It is a pleasure to share with you some of the things going on at Central Lyon County Fire Protection District, your Fire Department.

This year we are celebrating our 50th anniversary. Fifty years ago Lyon County consolidated seven (7) distinct Volunteer Fire Department serving the communities of Dayton, Dayton Valley, Mark Twain, Moundhouse, Silver City, Silver Springs, and Stagecoach into Central Lyon Fire. A lot has changed since then. We now serve a population of approximately 31,500 spread out over 640 square miles and run 4,200 calls for service per year, most of them (85%) medicals, but that number also includes 216 Fire responses, 232 MVA's and 61 Hazardous Material calls. Unfortunately, our Volunteer Firefighter numbers are declining significantly, dropping from 82 in 2012 to just 23 today. The reasons are many; changing and aging demographics in our communities and our volunteer ranks, rigorous training and fitness requirements, increasing industry standards and certifications, sleepless nights, work-life balance, and others.

We have a small career staff (6 to 7 per day) responding to most calls from full-time Stations in Dayton (by Smith's Food and Drug) and Stagecoach. They are hard pressed to keep up with the volume of calls and the long transport times to Hospitals in Carson City and Reno. We are working on a ballot measure for this November to open empty fire stations and fill vacancies of former volunteer positions with full-time life-saving EMS and fire protection personnel in Silver Springs and Dayton Valley (across the bridge). It is a difficult ask, but absolutely necessary to provide fire and emergency medical services to our growing populations for the next 50 years.

### Coming August 2022 >>>

- ***New Community Mgmt Starts***
- ***Newsletter August 12th***
- ***Budget Committee Meetintg August 18th***
- ***General Meeting August 24th***
- ***New Reserve Study Results***

### Learn More & Sign Up >>>

FRONTIER SAVER AMBULANCE SUBSCRIPTION PROGRAM

***Learn more about the Ambulance Subscription service offered by Centrallyonfire.org & at the July 27th General Meeting***

We'd also like to introduce you to our newest additions to the Central Lyon Fire career staff serving you 24/7/365. Shelton Martin, Brad Patoka, Dylan Stewart, Chris Tomasco, and Davis Winebarger graduated from the Capitol City Regional Fire Academy on June 26th after 14 weeks of intense firefighting boot camp and will take their place on the "line" to replace retired and promoted firefighters. At the beginning of the Academy they are presented with an old and broken axe and tasked with restoring it to full function. The work to return the axe to its original condition is symbolic of their journey from raw recruit to full combat firefighters. It is presented to the Fire Chief at graduation and hangs on the wall of the Districts Training Room as a testament to the hard work this profession demands every day.

Thanks,
Rich Harvey






CENTRAL LYON FIRE

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