**Unit Owners / Election Meetings:**
**April 23, 2025, 5pm**
**Ballot Counting starts 4pm**



Dayton Valley Community Association

# Newsletter

APRIL 2025

ESTABLISHED IN 1990

## Message From DVCA President

Dear Homeowners:

A bit of news for all of you regarding the wild horses. As some of you may have noticed, the horses have appeared to return back to non-community grazing pastures. Additionally, Wild Horse Preservation League has reported to me that they have connected with BLM to obtain the supplies from BLM. They are now ready, with the assistance of volunteer assistance, to proceed with addressing the BLM fence line as it relates to this community.

There were some homeowner questions that were put forth at the April 1, 2025 Board meeting as well as on prior occasions. Some of them I'd like to address.

"I won't directly benefit so why should I pay for it?" – While this isn't, verbatim, the question(s) that were asked, it was, essentially, the question(s) that was asked. Rather than dwelling on the negativism, I'd like you to think about the positive. This is a community and, sometimes, decisions get made for the common good, as it should be. If you reflect back a few years, there was a point in time involving the homes on the Gallery, shared walls, insurance, etc. At that time, if I recall correctly, two separate Boards facing the decision of what to do about some past insurance costs which the HOA had paid for but should have been paid paid for by Gallery homeowners. Instead of inflicting financial pain onto Gallery homeowners, the second Board made the decision to just leave

Continued on page 2...

THIS EDITION

## CONTENTS


1 Message from DVCA President

2 DVCA Community Information

3 Dayton Valley Golf Course Events

4 More News You Can Use

# PRESIDENT'S MESSAGE - CONTINUED

it be and the HOA community absorbed it. And, yes, there were some non-Gallery homeowners mumbling "why should I pay for it?" even though the total amount of impact on each community homeowner was less than the cost of eating at McDonalds today (again, if I recall correctly). The answer then is the same as the answer is now: This is a community. Actions taken should be for the common good.

"Why isn't the community manager here? We pay them enough." Again, this has been a recurring question since after the January, 2025 Board meeting. Avoiding the negativism, I want to focus on just the facts. Fact #1: On August 24, 2022, a disgruntled condo resident in Atlanta shot 3 people, two of whom were management company employees. Only one survived. Fact #2: Does anyone want to guess how many community managers are killed each year? I will leave you with the exercise to find out for yourselves. Fact #3: In the wake of the January meeting, the Board meetings were set up to be hybrid: those who wanted to be present in person had that capability and those who wanted to be present virtually had that capability. That was done to satisfy both everybody's individual choice and everybody's sense of safety. First Service Residential functioned in the exact same capacity remotely as they would have in person. They interacted with and supported the Board members the same as always. When appropriate, homeowners addressed them and they addressed homeowners exactly the same as if they were physically present. Fact #4: First Service Residential is contractually in their right to attend virtually if there is a bonafide concern for staff safety (huh? – go back and re-read fact #1).

"Efficiency vs inefficiency": Board meetings are intended for the purpose of the Board conducting Board business. it gives all homeowners the right and capability to observe the open sessions. Plus, it gives all homeowners the right and capability to *address the Board* during two distinct periods – the first with specific regard to agenda items and the second with regard to any HOA matters. Homeowners, rightfully so, regularly express concern about transparency and "behind closed doors" decision making, etc. Whenever there are matters that are discussed and handled outside of the Board meeting, those matters get fully disclosed in the Board meeting. Watching the Board discuss and deliberate some matters is far from pretty. But this is what you want: transparent decision making. There are some matters which are easily and rapidly decided among the Board members and there are still other matters which are downright ugly and sloth-like in the handling. And sometimes there are matters that get tabled to a more appropriate time. Lao Tzu once wrote "Nature does not hurry, yet everything is accomplished." I'd like to say that quote also applies perfectly to HOA Board business but sometimes there are things that don't get accomplished and things don't always get done quickly. None of this makes it wrong or inefficient. It just makes it reality.

What the Board meeting is not: it is not meant to be a source of entertainment. It is not meant to be a race of speed where all issues are nicely bundled among Board members offline and/or behind closed doors. It is not meant to be an electioneering soapbox. For all of you, it is meant as a time for you to stay involved and observe and monitor what your Board is doing. Be present and be constructive!

And, once again, all committee meetings, unless involving confidential matters, are open to all homeowners. Attend those and see what is going on leading up to Board meetings. Even better yet, join and get involved!

Mitch Feather, President. Dayton Valley Community Association.

# CURRENT 2024-2025 DVCA HOA BOARD

**President**
**Mitch Feather**
Liaison: CC&Rs Committee

**Vice President**
**Dennis Drury**
Liaison: Infrastructure, Gates & Monitoring Committees

**Secretary**
**Sandy Mass**
Liaison: IT and Newsletter Committees, Webmaster

**Treasurer**
**Carla Cole**
Liaison: Landscaping Committee

**Director**
**Doug Kreie**
Liaison: Architecture Committee

IF YOU NEED FSR CUSTOMER SERVICE:
CALL: 775-624-8805:
ONLINE: CLICK ON NVSUPPORT.FSRESIDENTIAL.COM **(NEW)**

# HIGHLIGHTS FROM THE DVCA 2/26/2026 BOD MEETING

The April 1, 2025 Board of Director's meeting was another long one. Key Highlights primarily had to do with a significant amount of work scheduled for this year along with an interesting request by a Board Member. They are:

- The streetlights replacement proposal that had been voted on during the February meeting had expired and a replacement was provided. The board had a lively discussion and determined to get an engineer to assess the street lights and provide a report on the actual physical status of all 18 streetlights.
- All 5 board members disclosed they have no conflict of interest with the Legacy49 project.
- FirstService is rolling out a new support team know as Residential Support Services (RSS). This dedicated team will assist homeowners with more efficient response times. You can contact them by phone: 775-624-8805 and online: nvsupport.fsresidential.com.

# QUESTIONS TO THE BOARD - SOME ANSWERS

We have 2 questions for you this month. Let's dive right in:

**How do I request a Gate Control Code?** Here's the link to the FAQ
If you would like a gate code for the Palmer and Bayhill gates, please submit a "Contact Us" request from the dvcahomeowners.com website (click here) and do the following:

- Select "Request Gate Control Code" in the "Send To" drop down list.
- Enter the 5 digit code you would like to use in the '5 digit code for Gate Control Entry - ...." Field towards the bottom of the page.
- Fill in the rest of the form.

This request goes to Management. You should receive notification if your code was available (or not if someone else already asked for it), what code was assigned, and when available.

**Do you have any tips for new homeowners?**
This is a great question! We will be creating an article in the "How it Works in the HOA" page on the dvcahomeowners.com website. We will update new tips over time. Expect to see a fleshed-out article in the next couple of weeks. To start out:

- Check out the previous question! Having a gate control code, you can give to family and friends, makes it easier for them to get in and out of our community.
- Read the HOA Governing documents. Familiarize yourself with the Rules and Regulations of the HOA. These are located on the dvcahomeowners.com website, click here to go directly to the page.
- Register for an account set up on dvcahomeowners.com (a voluntarily joined DVCA website) and management's resident portal. Links are on the bottom banners.
- Check out the FAQs page.
- And more to come....

# COMMUNITY ASSOCIATION INFORMATION

### We have had Gate ISSUES

If you experience an issue with either the Palmer or Bayhill Gates, please call FSR Customer Care line at 775-624-8805 first! Otherwise, use the Contact Us feature at https://www.dvcahomeowners.com website and selecting the "Gates and Monitoring Committee" in the "Send To" dropdown.

### Plan Ahead!

Secure your contractors now for this year's maintenance and renovation projects—they fill up fast!

### CORRECTION! We apologize - we had the date wrong last month

### 🌿 Winter Landscape Moratorium Ends MAY 1 🌿

Attention homeowners! The Winter Landscape Moratorium will be lifted on May 1, and landscaping enforcement will resume throughout the community. Now is the perfect time to plan any necessary yard maintenance and ensure your property aligns with community guidelines.

🌱 Key Reminders:

- ✓ Regular lawn care and upkeep
- ✓ Trimming overgrown trees and shrubs
- ✓ Removing weeds and debris

Let's keep our neighborhood looking beautiful! If you have any questions about landscaping requirements, visit dvcahomeowners.com or reach out to the HOA.

### Have a Question for the Board?

Do you have a question you'd like answered in the HOA's FAQs or "How it Works in the HOA" section on dvcahomeowners.com? Submit your question through the Contact Us feature on the website! Simply select "Question for the Board" in the "Send To" dropdown field, and your question may be addressed in an upcoming newsletter.

Stay informed and keep an eye on future updates to see if your question is featured!



### New!! Sherman Williams Paint Book

The Paint Book is available on the dvcahomeowners.com website or the FSR Resident Portal. Or, you can contact FSR directly below.

### FSR Resident Portal

portal.connectresident.com

### Pay in Person at FSR- Reno

639 Isbel Rd, Suite 320
Reno, NV 89509
(775) 624-8805

### Mail Check To:

PO Box 30422,
Tampa, FL 33630-3422

### Financial Documents

portal.connectresident.com
dvcahomeowners.com

- Monthly HOA Financial Statements
- 2024 Budget Mailer
- 2024 HOA Budget
- 2023 Updated Reserve Study
- Budgets (2012- 2024)
- More

IF YOU NEED FSR CUSTOMER SERVICE:
CALL: 775-624-8805:
ONLINE: CLICK ON NVSUPPORT.FSRESIDENTIAL.COM **(NEW)**

## It's Not Too Early To Think About Christmas!




Donations can be made in person by visiting any Lyon County Sheriff's Office Substation or online by clicking here. Thank you for your support!

To **Sign Up** or **Recommend a Child or Family** for Shop with a Sheriff contact:

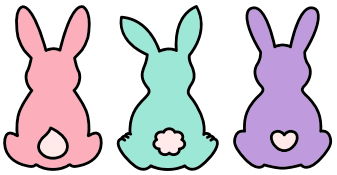
Lyon County Human Services
Division Manager, Children's Services
620 Lake Ave
Silver Springs, NV 89429
Phone: 775-577-5009 ext. 3314
https://www.lcsonv.com/shop



## Solicitor Alert:

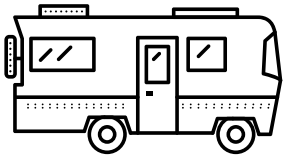
If a solicitor comes to your door, ask for their business card before sending them away.

Then, report the information to FSR so they can request the vendor to stop soliciting in our community.
Thank you.



## HOLIDAY DECORATIONS

Holiday decorations can be put up 45 days before the holiday and must be taken down within 30 days after.



## Don't forget your parking passes!

Glamping and Camping season has started. Don't forget to get your parking passes for your RVs, Campers and Trailers when parked on a DVCA Street. Go to the "Request Parking Pass" menu option on the dvcahomeowners.com website and follow the instructions.




WILD HORSE PRESERVATION LEAGUE
DAYTON, NEVADA

**THE DAYTON HORSES NEED YOUR HELP!**

The Wild Horse Preservation League was founded in 2001 in Dayton, Nevada. They are an all-volunteer nonprofit 501(c)(3) dedicated to preserving and Making a Difference for the Wild Horses.

On the south side of Dayton, the exterior fencing has gaps by the old Lyon County Water Treatment plant. **UPDATE:** BLM provided materials, volunteers are in place and the repairs should start soon! If you want to join WHPL's efforts, please contact them by attending one of their regularly scheduled meetings on the 4th Wednesday of every month at the Dayton Community Center, or contact them by email or phone (see below). All help is appreciated!

Wild Horses Preservation League
PO Box 1958, Dayton, Nevada 89403
For more information call: 509-366-7253
Email: rae.hnn@gmail.com
www.wildhorsepl.org and www.wildhorseadventure.net

# DAYTON VALLEY GOLF CLUB

**DAYTON VALLEY GOLF COURSE**
101 Palmer Drive
Dayton, NV 89403
Winter Hours: 10am - 6pm







**More events coming up - see flyers at end of newsletter.**

# COMMUNITY EVENTS

Lyon County Nevada

www.lyon-county.org/calendar

DAYTON AREA CHAMBER OF COMMERCE & VISITORS CENTER
MAKING A DIFFERENCE SINCE 1953

www.daytonnvchamber.com




Healthy Communities Coalition
LYON & STOREY COUNTIES

**DAYTON**
209 Dayton Valley Rd.
775-246-7834

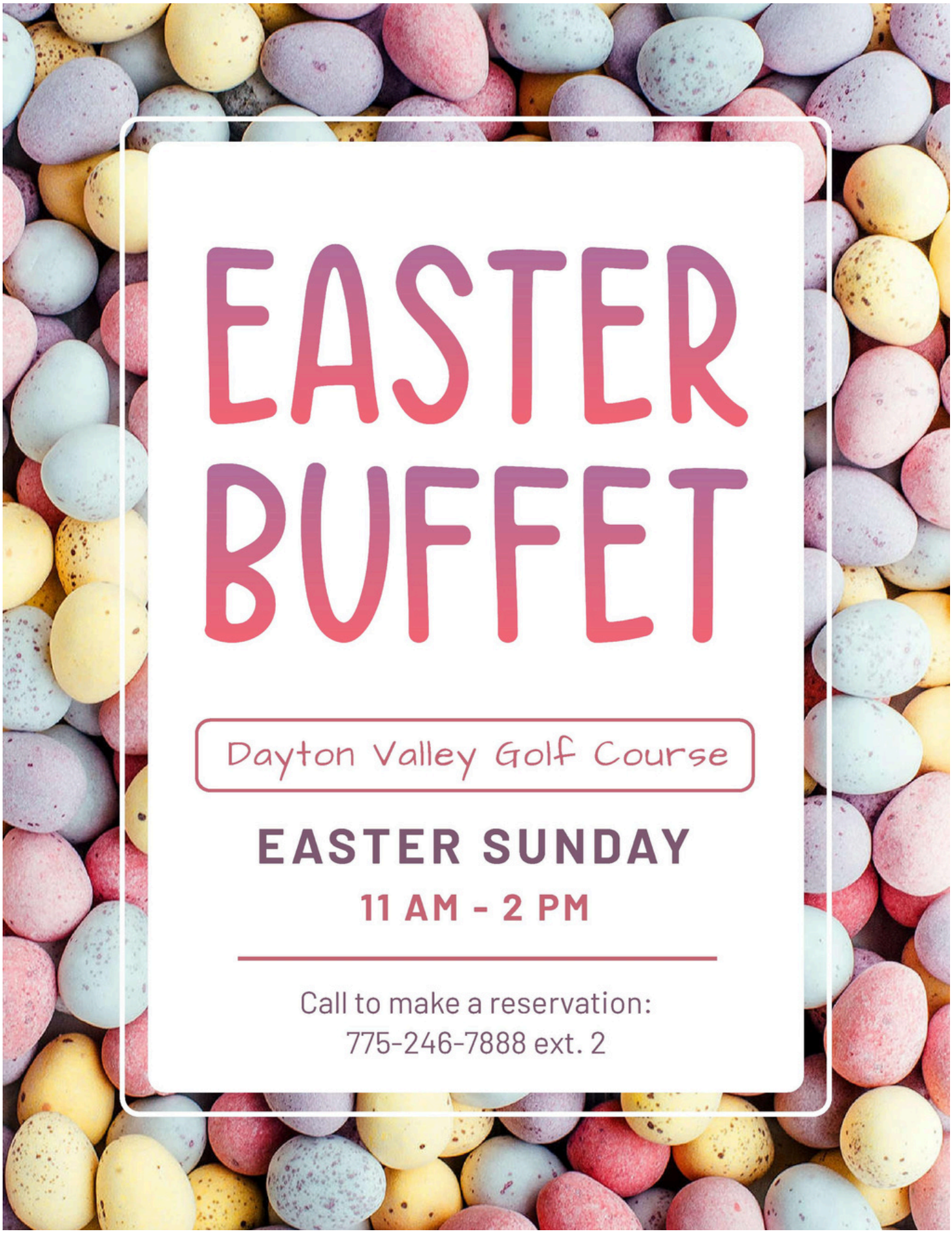
***Naloxone*** is now available to anyone who wants to keep on han for an emergency narcotic overdose.

***Food Pantry Donations Needed:*** Proteins like Peanut Butter, canned meats or fish. Canned Spaghetti sauces and dried pasta.

FirstService RESIDENTIAL

IF YOU NEED FSR CUSTOMER SERVICE:
CALL: 775-624-8805:
ONLINE: CLICK ON NVSUPPORT.FSRESIDENTIAL.COM **(NEW)**

# DAYTON VALLEY GOLF CLUB



DAYTON VALLEY GOLF PRESENTS

# The Little golfers

## Youth Golf Program
## Thursdays & Saturdays



2 SESSIONS - 6/5/25-7/5/25 & 7/17/25-8/16/25

Thursdays - 5:30pm-7:00pm (Range)

Saturday - 4:00pm-6:00pm (Course)

$150 PER SESSION OR BOTH FOR $250

AGES 7-12

END OF SESSION PARTY AND A CUSTOM GOLF SHIRT

INCLUDED IN SIGN UP COST

For more information please contact:
Dayton Valley Golf Course
101 Palmer Drive
Dayton NV, 89403
(775) 246-7888
Jaremiah@daytonvalleygolf.com

