In this Issue >>>

- **Message from the President**
- **Board Election Results**
- **Organizational Mtg Results**
- **April 26th Mtg Highlights**
- **Next BOD Mtg May 24th**
- **FAQ's & Community Updates**



Dayton Valley Community Association Newsletter

on location

Questions & Answers >>>

Q: When are DVCA committee Board liaisons decided?

A: The new Board will decide on the committee liaisons for each of the DVCA committees at the next Board of Director's meeting on May 24th, 2023 at 5pm at the DV Golf Clubhouse.

Q: When will the Board Appoint a 7th BOD Director for the vacant Board seat?

A: If you are interested in volunteering and want to be considered to be appointed to fill a 1-year Board of Director's seat for the DVCA, please reach out to MikKenzy Lipkowitz at FSR by May 22nd. The vacant Board seat will be discussed at the May 24th Board of Director's meeting.

Q: When will the insurance statements for the Cruden Bay homeowners be mailed?

A: Insurance statements were delayed because the Association received a reduction in policy rates in 2023. This small reduction will be applied to the Cruden Bay insurance statements and should be mailed out soon.

Q: Why did it take so long to fix the masonry wall?

A: The claim was filed with insurance but the approved amount was less than the proposals to fix the wall. Management had to go back to insurance for adjustments to the amount to cover the scope of work. The association did have to pay the deductible as the motorist in the accident was uninsured.

Message from the DVCA President >>> Carla Cole

Greetings,

The annual Unit Owners Meeting and Election was on April 26, 2023. The membership elected Jim Kepler, Sandy Mass and myself. Welcome to the newest board member but a familiar face to DVCA, Sandy Mass. We are excited that Sandy is back working with the Newsletter/Website Committees and taking on the duties of Association Secretary. We do have a vacant seat on the board due to the resignation of a board member, Clint Hall. The board will select a homeowner to fill the vacant position until the term expires, as stated in the Governing Documents.

I recently had the opportunity to visit the Nevada Legislature and will be following two bills that affect Common Interest Communities.

SB 417: In summary, revising provisions relating to the requirement that the executive board of a unit owners association makes certain records available for review at a designated location, requiring unit owners to pay the actual costs incurred by the association in providing such records under certain circumstances; prohibiting certain persons from taking retaliatory action against a unit- owners association or certain other persons associated with the association; prohibiting certain persons within a common interest community from bullying another person within the same common interest community; revising the definition of the term violations relating to violations of the laws governing the common interest communities…

AB 307 is a bill that many people are excited about, and that is the ability for common interest communities to vote electronically for the election and removal of executive board members.

As we move forward, the board will focus on listening to the concerns, ideas, and suggestions and working collaboratively to find solutions that meet the need of ALL members of our community. We all have a stake in the success of our HOA; let us work together to accomplish this.

Carla Cole, President
Dayton Valley Home Owners Association

DVCA HOA 2023 Board of Directors Election

HOA Unit Owners Election Results >>> April 26, 2023

235
Total Votes
3
Elected Positions

Vote Count by Candidate

1. **Jim Kepler: 180**
2. **Carla Cole: 165**
3. **Sandy Mass: 146**
4. **Lisa Miller- Hobbs: 71**
5. **Doug Krie: 62**

200
Ballots Mailed In
35
Ballots Walked In

DVCA Board of Directors Organizational Meeting >>> April 26, 2023

Directors Present: C. Cole, D. Drury, J. Kepler, S. Mass, K. Mitchell **Directors Absent:** S. Gallisdorfer

In the Organizational Meeting, the newly elected Board members alongside the remaining Board members choose the Executive Board roles of President, Vice President, Secretary and Treasurer for the HOA year 2023- 2024.

Secretary
Sandy Mass
Board Term: 2023- 2025
smass@dvcahomeowners.com

President
Carla Cole
Board Term: 2023- 2025
ccole@dvcahomeowners.com

Director
Jim Kepler
Board Term: 2023- 2025
jkepler@dvcahomeowners.com

Treasurer
Katie Mitchell
Board Term: 2022- 2024
kmitchell@dvcahomeowners.com

Vice President
Dennis Drury
Board Term: 2022- 2024
ddrury@dvcahomeowners.com

Director
Steve Gallisdorfer
Board Term: 2022- 2024
sgallisdorfer@dvcahomeowners.com

Call for Volunteers, Vacant BOD Position >>> Deadline May 22, 2023



*****Attention*****

The DVCA Board of Director's will appoint a volunteer to fill the 7th Board of Director's seat vacated by Director C. Hall. If you are interested in volunteering and want to be considered to be appointed to fill a 1- year Board of Director's position for the DVCA, please reach out to MikKenkzy Lipkowitz at (775) 624- 8805 by May 22nd.

Management Update >>>

First Service Residential >>> MikKenzy Lipkowitz

First Service Residential
639 Isbel Rd, Suite 320
Reno, NV 89509
Customer Care
(775) 624-8805
For After Hours & Weekends

Community Management
MikKenzy Lipkowitz
Email & Phone
daytonvalley@fsrnevada.com
(775) 624-8805

FSR Resident Portal
daytonvalley.connectresident.com

FSR Website:
http://www.fsresidential.com/nevada/offices/reno-office

I would like to take a moment to extend a heartfelt thank you to all of the homeowners who participated in voting in the DVCA election this year. Your participation is truly valued and appreciated! It is great to see so many taking an active role in shaping the future of your community.

I also want to give a special thank you to all those who volunteered their time and effort in counting ballots. Your dedication and hard work played a vital role in ensuring a fair and transparent election process.

Lastly, I am excited to announce that Gabby Murata has joined our team at First Service Residential! You may hear her voice on the other line, or recognize her name as she will be assisting with homeowner inquiries such as; phone calls, emails, and requests. We are happy to have her onboard to help support the DVCA community.

We are committed to providing exceptional service and support to the DVCA as a community management company. We appreciate your participation in the recent election and look forward to working with everyone in making the DVCA community a great place to call home.

DVCA Community Financial Updates >>>

2022 DVCA Taxes & Annual Audit:
An extension for taxes was filed for the DVCA alongside a pre-payment of $4,000 in anticipation of the amount owed for taxes in 2022. Taxes will be filed once the annual audit is completed.

2024 Annual Reserve Study Update:
A proposal from Better Reserve Consultants for the DVCA annual reserve study update has been received and will be on the May BOD meeting agenda.

DVCA Investment Accounts:
FSR's Investment division performed a bank analysis for the DVCA and has recommendations for the Board to consider.

Next Board of Directors Meeting >>>

May 24th at 5pm
HOA Board of Director's Meeting
101 Palmer Dr.
Dayton Valley Golf Course Clubhouse

For the virtual link & agenda go to:
www.dvcahomeowners.com or
daytonvalley.connectresident.com

2023 DVCA BOD Meetings >>>

May 24th	**July 26th**	**Oct 25th ****	** Budget Approval
June 28th	**Aug 23rd**	**Nov 15th*****	*** Budget Ratification @10am
	Sep 27th	**Dec N/A**	

DVCA Committee Updates >>>

Committee Liaisons for: Arc, Roads, Gates & Monitoring, Newsletter & Website, IT Infrastructure, Budget, Landscaping, and Rules & Regulations will be decided at the next Board of Director's meeting on May 24th. If you are interested in volunteering for a committee, please go to 'Contact Us' on the DVCA website and choose the committee you are interested in, and a committee member will reach out to you with more information. Most committees meet monthly and submit proposals and recommendations to the Board at Board meetings.

Frequently Asked Home Owner Questions

Q: Who is our management company & community manager and how can I contact them?

A: The DVCA is managed by First Service Residential and our community manager is MikKenzy Lipkowitz. The management company works closely with the Board of Director's & home owners on community business and can be reached at (775) 624- 8805 or daytonvalley@fsrnevada.com

Q: What is the Board going to do about an annual snow removal contract?

A: The Board will continue to discuss snow removal proposals and budget for services. Discussions around trigger thresholds, dump areas, street routes and street wear and tear continue to be researched and discussed for a solution specific to our community.

Q: Can home owners ask questions during Board meetings?

A: When a Board meeting starts, homeowners have an opportunity to speak for 3 minutes on agenda items and then again for 3 minutes at the end of a the meeting on any topic. The Board is not required to provide answers in the meeting to questions, but may. By keeping to Robert's Rules of Order in meetings, allows for business to be attended to efficiently and professionally.

Q: What communications can I expect during the year?

A: Monthly Newsletters (courtesy of the Newsletter Committee), BOD agendas & meetings in Jan/Feb/Mar/May/June/July/ Aug/Sep/Oct, annual HOA BOD Election ballots, agenda and candidate statements in April, budget mailer w/ budget, reserve study & association policies in October and budget ratification agenda in November. All official communications and billing come from management directly.

Q: Can I walk or ride my bike on the Golf Course paths?

A: The Dayton Valley Golf Course is not owned by the association and is private property. Please do not walk or bike anywhere on the golf course.

Q: How do I report a complaint, fix/dispute a violation, make a suggestion or leave comments to the Board or Mgmt.?

A: All complaints, violation fixes/disputes, billing questions, comments or suggestions need to go directly to the DVCA management company, First Service Residential, so a record of contact & time stamp can be documented and all matters can be handled professionally and in accordance to management.

Q: What changes to my exterior do I need to contact the Arc committee about?

A: Reach out to the Arc committee for major changes like new fences, paint colors and changes to the exterior of your home, or driveways and yards. When in doubt, send a quick email for guidance to Arc@dvcahomeowners.com or call management at (775) 624-8805.

Q: How do I report a street light out or submit a concern about a DVCA common community area?

A: To report an issue with a street light, common area landscaping, gates, fences, medians or any other common areas, please contact management to document the concern so management can commence looking into the reported issues.

Q: What HOA financial communications can I expect?

A: Monthly financials posted online and quarterly assessment statements. Taxes & audit in April, Reserve Study update in July, Budget Committee starts in August, Budget & Assessments are Board approved alongside a home owner budget mailer sent to the community in October and budget ratification in November. Investment account analysis as needed.

Q: How do guests or vendors get access to entrance gates?

A: Please give your guests and any vendors your 5-digit gate code to enter the gates. Please note that the Palmer gates typically remain open from 5am- 8:30pm (Sun-Th) & 9:30pm (Fri & Sat). If you need gate remote assistance or gate code assistance, please contact management at (775) 624- 8805 or daytonvalley@fsrnevada.com

DVCA Home Owner Association Information >>>

DVCA Website >>>
'Contact Us' Menu
www.dvcahomeowners.com

* **Architecture Requests**
Submit & Upload DVCA Arc Apps

* **Contact Management (FSR)**
Questions & complaints for mgmt.

* **Request a Parking Pass**
Request a pass for overnight parking

* **Request a Gate Control Code**
Gate remote requests for mgmt.

* **Submit a Complaint to Mgmt.**
Send **ALL** Complaints to mgmt.

* **Gates & Monitoring Committee**
Report DVCA gates issues

* **Landscaping Committee**
Report DVCA **common area** landscaping issues

* **Newsletter & Website Committee**
DVCA newsletter & website questions

* **Rules & Regulation Committee**
Rules & regulations related questions

* **Contact Entire Board & Mgmt.**
Contact the Board and mgmt.

* **Report Issues w/ DVCA website**
Contact the Web Admin

* **Budget Committee**
DVCA budget related questions

* **Roads Committee**
Submit DVCA roads questions

Central Lyon Fire Ambulance Insurance & Helicopter >>>

The Lyon County Fire Dept. offers annual ambulance insurance and renews every July. Call (775)246-6209 or centrallyonfire.org for more information.

For more information on annual helicopter insurance, call AirMedCare (855) 408-3828 or go to airmedcarenetwork.com

Extra DVCA Newsletters >>>

Extra copies of the newsletter are at the DV Golf Course 101 Bar & Grill lobby. If you want to change your email/mail preferences for the newsletter, contact FSR: (775) 624-8805 or daytonvalley@fsrnevada.com



Please Slow Down
DVCA Streets are 15 mph

RV & Trailer Parking Policy >>>

Trailer and RV Parking are limited to 48-hrs or less for loading and unloading purposes. Go to the DVCA 'Contact Us' >> 'Request a Parking Pass' & indicate any special requests

DVCA Arc Applications >>>

For any Architecture Applications & Questions please contact:
Arc@dvcahomeowners.com

Trees, Leaves & Weeds >>>

Please keep trees and bushes trimmed for pedestrians, cars, walkways, sidewalks and golf cart paths. Landscaping in yards should be well kept; free of leaves, debris and weeds.

Visitor Parking >>>

Overnight street parking is not permitted (midnight- 6am). Passes are available upon request at www.dvcahomeowners.com 'Contact Us' and select 'Request a Parking Pass'

Warm Weather >>>

As the warm weather approaches, a reminder to stay hydrated, keep animals inside during hot days, and check on neighbors. Get outside during the cooler hours of the day.

Garage & Estate Sale Policy >>>

Garage & open house estate sales are not permitted in the DVCA. Please speak to management if you have questions.

Board Suggestions >>>

Contact the Board by going to a BOD meeting or by going to www.dvcahomeonwers.com 'Contact Us' and select 'Contact the Board' and leave a message with suggestions.

House Painting >>>

For approved colors and more information about paint colors, go to the DVCA website or contact the Arc committee or management.

Gate Codes & Remotes >>>

For new gate remotes, lost remotes, changing gate codes or any other questions related to accessing the community gates or gate remotes, contact management.

Pick Up Dog Poop >>>

Pick up after your animals. Do not leave poop on community streets or medians, the golf course or paths, vacant lots, sidewalks, neighbor's yards or anywhere besides a trash can.

Community Reminder:

Overnight Parking & Towing

Overnight street parking is only permitted with a parking pass. Please help **keep streets clear between midnight and 6am.**
Home owners can request a parking pass by going to 'Contact Us' on the DVCA website.

Please be advised that Towing in the DVCA is being enforced.

Thank you for keeping the streets clear!

Community Events & Information >>>

** Information & events are for informational purposes only & are not sponsored or hosted by the DVCA.*

Dayton Community Info & May Events >>>

Community Roots Yard Sale
May 13th 10am-5:30pm
209 Dayton Rd, Dayton
Bring 2 canned foods for 10% off

Farmer's Market
Friday May 19th 9am-12pm
Riverview Elementary School

Seed Swap
May 24th @ 3-4pm
Dayton Solidarity Garden
60 2nd Ave, Dayton

BINGO for Cash
Mondays @ 6pm
Dayton Community Center
@170 Pike St.
Historical Society of Dayton Valley

Golf the Card Game & Lunch
Wed @ 10am
daytonvalleysocialclub@gmail.com

Mexican Train & Lunch
Thurs @ 11am, Contact
niksue@msn.com

Dayton Library Writers Group
Sat @ 10am (775)246-6212

Arts & Crafts Group
Accepting new members- contact
daytonvalleysocialclub@gmail.com

Christian Book Club
2nd Wed of month @ 1pm/ Contact
kittyz49@hotmail.com

Morning Book Club
Every 2nd Tues @ 10am contact
daytonvalleysocialclub@gmail.com

Evening Book Club
Every 4th Thurs @ 6pm contact
daytonvalleysocialclub@gmail.com

Bunco
Every 2nd Monday at 6pm. Contact:
Karenferriera@att.net

Mahjong
Contact leandracarr@hotmail.com

DV Women's Golf Club
Contact: cc911retired@aol.com

Dayton Valley Palmer Club
https://dvpalmerclub.wixsite.com/

Bridge & Lunch
Mondays @ 10m DV Clubhouse
daytonvalleysocialclub@gmail.com

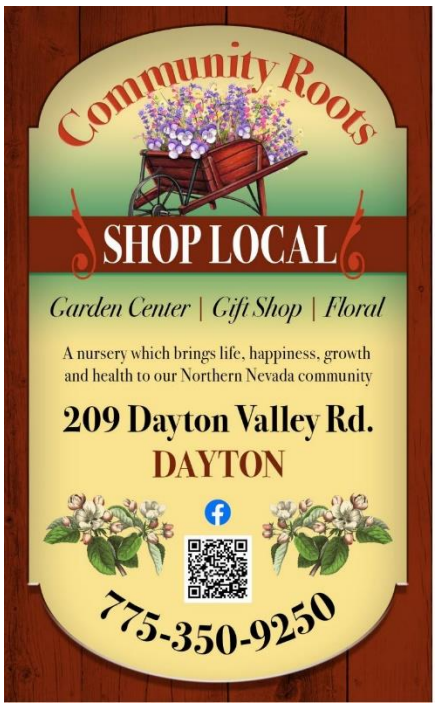
Please go to 'Contact Us' >> 'Newsletter Committee' to submit any local events to be considered for publication.

Dayton Valley Golf Course >>> Save the Date





101 Palmer Drive, Dayton NV 89403, P: (775) 246- 7888
DaytonValleyGolf.com





Food Pantry >>> Donations Needed

DAYTON
209 Dayton Valley Rd.
775-246-7834

Healthy Communities Coalition
LYON & STOREY COUNTIES

Most Needed Items:
PROTEINS
- ✓ Peanut Butter
- ✓ Canned Tuna
- ✓ Canned Chicken
- ✓ Frozen Meat
- ✓ Pasta Sauces
- ✓ Canned Beans

SEED SWAP

WEDNESDAY, MAY 24
3 PM – 4 PM
Seed Swap and Open House
60 2nd Ave, Dayton

You're invited to a seed swap and open house at Dayton Solidarity Garden! Bring seeds and plant sprouts to share with the community.