Next Board of Directors Meeting: May 28, 2025, 5pm



Dayton Valley Community Association

Newsletter

MAY 2025

ESTABLISHED IN 1990

THIS EDITION

Message From DVCA President

Dear Homeowners,

I am pleased to introduce your newly elected and continuing Board of Directors. Joining the Board this year are Craig Robinson, Evelyn Allred, Janice Hoquette, and Brenda Thomas. I am happy to have been re-elected and to continue serving alongside our returning Directors, Doug Kreie and Dennis Drury.

During the Board's recent Organizational Meeting, all directors voted on the following Executive Board positions.

- President: Carla Cole
- Vice President: Craig Robinson
- Secretary: Evelyn Allred
- Treasurer: Brenda Thomas

It's important to remind everyone that the Executive Officers are selected by the newly seated Board of Directors—not based on the number of votes each candidate received during the election. All seven Directors have an equal voice at the Board table. Whether serving as President, Vice President, Treasurer, Secretary, or Director, each Board member has one vote on all matters before the Board.

Continued on page 2...

CONTENTS

1 Message from DVCA President

2 DVCA Community Information

3 Dayton Valley Golf Course Events

4 Association Information

Visit dvcahomeowners.com to apply for a parking pass, read copies of minutes, agendas, financials and up to date information

PRESIDENT'S MESSAGE - CONTINUED

Every year, and every newly elected Board of Directors is presented with unique challenges, and last year was no different. With fresh leadership and a renewed commitment, this Board is eager to move forward, work cohesively, and return the focus to where it belongs: maintaining and improving our community. There is important work ahead of us, and we are ready to hit the ground running.

I want to directly address a concern that several homeowners have raised. It has been alleged that a commitment of money transfers to the Association coffers through the Legacy 49 Project has been agreed upon. I want to be very clear: no agreement has been seen, signed, and the Association has not received a single dollar from the Legacy 49 project to date. Misinformation only divides our community and distracts from the real work we need to do. Your Board is committed to full transparency and will provide accurate updates directly to homeowners.

Another priority for this Board is to continue improving the election process. In the last election, homeowners were not permitted to bring their ballots to the clubhouse on election day. We intend to correct this and ensure that homeowners can personally deliver their ballots again, providing more flexibility and confidence in the voting process.

In addition, several homeowners have expressed interest in organizing a Unit Owners Meeting/Candidate Forum before the 2026 Board elections. This will allow all homeowners to meet the candidates, hear their views, and ask questions, strengthening transparency and homeowner engagement. Your Board fully supports this effort.

Finally, I encourage all homeowners to stay informed by relying on official Board communications. Please do not depend on platforms like Nextdoor or other social media outlets, where unfortunately a significant amount of misinformation, false accusations, and slanderous remarks are spread — often by those disgruntled. The Board is bound by policy and forbidden from engaging on social media on behalf of the Association. We will not be drawn into public arguments or negativity. If you have questions, concerns, or ideas, I urge you to attend a meeting, volunteer on a committee, or contact the Board directly through the proper channels. Engagement through the right processes strengthens our community — not divisiveness online.

The past is behind us. Now is the time to move forward with professionalism, purpose, and positivity. I look forward to what we can accomplish together.

Carla Cole- President, Board of Directors

CURRENT 2025-2026 DVCA HOA BOARD

President
Carla Cole

Vice President
Craig Robinson

Secretary
Evenlyn Allred

Treasurer
Brenda Thomas

Director
Doug Kreie
Liaison: Architecture Committee

Director
Janice Hoquette

Director
Dennis Drury
Liaison: Infostructure & Gates Committees

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CALL: 775-624-8805:
ONLINE: CLICK ON NVSUPPORT.FSRESIDENTIAL.COM **(NEW)**

HIGHLIGHTS FROM THE DVCA 04/01/2025 BOD MEETING

- Expenses for the month were $5,166 under budget.
- 2024 Federal Income Taxes were paid $25,176.00.
- Candidate Statements were sent out, and six candidates will be running for a board position.
- FirstService Residential rolled out a new support team, the Resident Support Team, which will help provide homeowners with a faster response time.
- The Board approved the repair of the Bayhill Gate unanimously for $2,915.16.
- The Board approved a unanimous proposal of $764.31 for two Fire Lane Signs for Cruden Bay.
- The Board approved 3-2 to update the Gate Signage, including installation.
- Agenda Items moved from the April Board meeting to May:
- Electronic Voting
- Towing Enforcement
- Email policy and Code of Conduct
- IT & Newsletter Charter
- Infrastructure Committee Charter
- Cruden Bay Block Wall Graffiti Removal
- Slurry Seal to begin the week of the 12th.
- The motion was made to have an Engineer assess the street lights on Augusta, Sawgrass, and Bayhill.
- Motion to ask for a Reserve Study Impact regarding the streetlights.

2025-2026 ELECTION RESULTS



- President: Carla Cole- 145 Votes
- Vice President: Craig Robinson- 172 Votes
- Secretary: Evelyn Allred- 146 Votes
- Treasurer: Brenda Thomas- 155 Votes
- Director: Janice Hoquette- 135 Votes

COMMUNITY ASSOCIATION INFORMATION

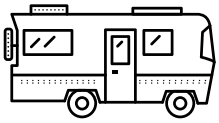


REMINDER: DVCA Street Slurry Seal
May 12th to May 16

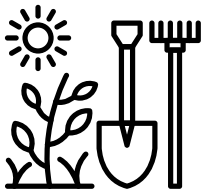
- Do NOT park on the street on your designated day
- SNC will be delivering maps to each residence to indicate which areas will be impacted during application
- Roads will be closed on the day of application
- The Map can be found HERE , on the FSR Portal, or on the DVCA website
- For questions, call

Brooke Gillman -
Community Manager for Dayton Valley Community Association
FirstService Residential
t. 775-624-8805





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



Landscape Moratorium Ends MAY 1

Attention homeowners! The Winter Landscape Moratorium was 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.



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
- 2025 Budget Mailer
- 2025 HOA Budget
- 2025 Updated Reserve Study
- Budgets (2012- 2025)
- More

FirstService RESIDENTIAL

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

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Statement of Revenue & Expenses - Operating Fund
DVCA DAYTON VALLEY COMMUNITY ASSOCIATION
03/31/2025

FIRSTSERVICE RESIDENTIAL, NEVADA, LLC
8290 ARVILLE STREET
Las Vegas NV 89139

GL	Description	Mar Actual	Mar Budget	Mar Variance	YTD Actual	YTD Budget	YTD Variance	Annual Budget
REVENUE								
40005	Assessments	52,195	52,258	(63)	156,585	156,774	(189)	627,095
40035	Assessment Ltop	945	900	45	2,835	2,700	135	10,800
45156	Late Fees	(40)	0	(40)	840	0	840	0
45245	Fines	5,100	0	5,100	19,000	0	19,000	0
45405	Gate Transmitters	64	155	(91)	314	465	(151)	1,860
45530	Collection Income	0	0	0	2,764	0	2,764	0
45600	Insurance Reimbursement	2,516	1,577	939	6,649	4,731	1,918	18,924
45645	Int - Financial	301	250	51	877	750	127	3,000
TOTAL REVENUE		$61,081	$55,140	$5,941	$189,864	$165,420	$24,444	$661,679
EXPENSES								
Landscaping								
70005	LS - Contract	4,603	5,192	589	13,810	15,576	1,766	62,304
70020	Landscaping Common Improvements	0	420	420	0	1,260	1,260	5,040
71005	LS - Landscape Weed Removal	0	480	480	0	1,440	1,440	5,760
71040	Backflow Preventative Maintenance	0	100	100	0	300	300	1,200
71225	LS - Irrigation	0	167	167	0	501	501	2,004
Total Landscaping		$4,603	$6,359	$1,756	$13,810	$19,077	$5,267	$76,308
Repairs and Maintenance								
72000	R/M - General Repairs & Maintenance	0	300	300	0	900	900	3,600
72035	R/M - Snow Removal	0	900	900	113	2,700	2,587	10,800
72040	R/M - Pest Control	265	115	(150)	650	345	(305)	1,380
72220	Gate Maintenance Contract	0	200	200	0	600	600	2,400
72225	Gate Repairs	920	250	(670)	1,595	750	(845)	3,000
72226	Gate Programming	116	108	(8)	224	324	100	1,296
72227	Camera Monitoring Maint. Contract	600	600	0	1,800	1,800	0	7,200
72228	Camera Monitoring Repairs	0	250	250	0	750	750	3,000
72230	Gate Transmitters	1,243	334	(909)	1,243	1,002	(241)	4,008
72241	Signage	0	210	210	0	630	630	2,520
72462	Contingency	0	779	779	0	2,337	2,337	9,348
Total Repairs and Maintenance		$3,144	$4,046	$902	$5,625	$12,138	$6,513	$48,552
Utilities								
74005	Electricity - Common Area	(502)	2,170	2,672	6,244	6,510	266	26,040
74065	Water	695	1,417	722	1,944	4,251	2,307	17,004
74185	Cable/Internet Service	130	250	120	465	750	285	3,000
Total Utilities		$323	$3,837	$3,514	$8,652	$11,511	$2,859	$46,044
Administrative								
77015	Fees & Permits	51	20	(31)	51	60	9	240
77016	Administrative Compliance Fee	2,324	2,324	1	5,035	6,973	1,938	27,892
77017	Corporate Transparency Act (CTA) Fee	0	38	38	0	113	113	450
77035	Ombudsman Expense	292	292	0	875	875	0	3,502
77160	Technology Systems	560	142	(418)	658	426	(232)	1,704
77200	Management Fees	6,389	6,389	0	19,168	19,168	0	76,671
77205	Additional Meeting Expense	107	0	(107)	337	0	(337)	0
77295	Storage	78	80	2	234	240	6	960

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8290 ARVILLE STREET
Las Vegas NV 89139

GL	Description	Mar Actual	Mar Budget	Mar Variance	YTD Actual	YTD Budget	YTD Variance	Annual Budget
77750	Audit & Tax Service	175	220	45	175	660	485	2,640
77760	Legal Fees	13,828	2,500	(11,328)	19,536	7,500	(12,036)	30,000
Total Administrative		$23,804	$12,005	($11,799)	$46,069	$36,015	($10,054)	$144,059
Taxes and Insurance								
78045	Taxes - Federal Income	0	1,000	1,000	0	3,000	3,000	12,000
78105	Ins - Liability & Property	2,755	600	(2,155)	4,984	1,800	(3,184)	7,200
78140	Ins - Shared Wall	0	2,167	2,167	0	6,501	6,501	26,004
78190	Ins - Crime	115	84	(31)	345	252	(93)	1,008
78240	Ins - Workmens Comp	48	42	(6)	144	126	(18)	504
78251	Cyber Insurance	118	0	(118)	118	0	(118)	0
Total Taxes and Insurance		$3,036	$3,893	$857	$5,591	$11,679	$6,088	$46,716
Reserve								
90000	Reserve Transfer	25,000	25,000	0	75,000	75,000	0	300,000
Total Reserve		$25,000	$25,000	$0	$75,000	$75,000	$0	$300,000
TOTAL EXPENSES		$59,910	$55,140	($4,770)	$154,747	$165,420	$10,672	$661,679
EXCESS OF REVENUE/EXPENSES		$1,171	$0	$1,171	$35,117	$0	$35,117	$0

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to apply for a parking pass, read copies of minutes, agendas, financials and up to date information

DAYTON VALLEY GOLF CLUB

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



COMMUNITY EVENTS

Lyon County Nevada

www.lyon-county.org/calendar

DAYTON AREA CHAMBER OF COMMERCE & VISITORS CENTER

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.

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