

2020 in Review and a Look Ahead

DBMU HOA President's Report – February, 2021

- **ANNUAL CLEAN SWEEP DUMPSTERS.** The Clean Sweep Dumpsters were coordinated in November and all 8 roll-off dumpsters were full at the time of removal. We plan to coordinate the Clean Sweep Dumpsters again this fall.
- **ANNUAL G.A.I.N. EVENT.** Due to COVID-19 restrictions, the Annual Community GAIN Event was cancelled. We hope to host this event in the fall.
- **SPRINKLER HEAD DAMAGE.** This past year several sprinkler heads were broken by people turning them while they are running. This strips the heads, costing YOU, our homeowners \$850.00 during the past year. If you notice vandalism taking place in the community, **PLEASE... Call the Police immediately.** It's **YOUR** HOA assessments that risk being increased to pay for the damage if the vandalism to our community assets continue to occur.
- **WASH PROJECT.** We have moved forward with repair of the wash that runs from North to South through our community. During a heavy winter storm last year, the berms between the wash and retention areas were breached in 3 areas by the force of the water coming down the wash in addition to a lot of other damage.

On February 3, 2021 AZ Dynamic Builders began the wash repair project working from University Drive Northward to the park. The wash is being widened and straightened in order to eliminate any further water erosion damage. The three areas of breached berms are being repaired and packed, the large hole by the water culvert at the park will be filled and packed, eroded trenches will be filled, and a lot of grading and clean-up will take place.

This project cost the homeowners over \$38,000.00 to repair. We continue to welcome people to walk the pathways along the wash, however, the Board has directed that there be **NO MOTORIZED VEHICLES (except Landscapers or other authorized vehicles) are permitted in any of the water retention basins, wash, or desert areas.**

Unfortunately, motorized vehicles have been going thru the wash and degrading the sides of the wash that cause erosion. We ask that if you witness this happening, that you contact the Mesa Police Department with a description of the person and vehicle as well as time of day the event was observed.

We also ask that people do not ride their bicycles through the wash from one side to the other, however, they may ride the pathways that run parallel to the wash.

- **HOA DUES.** Due to sound fiscal management, this will be the 13th consecutive year we have had no assessment increases, and at \$40.00/month, remain one of the lowest-cost HOA's in the area!! Our reserves continue to slowly grow allowing for us to afford major projects such as the current wash repair.
- **PAINT PROJECT.** The DBMU Community has been in existence since 1997 and many homes in our community are in need of a fresh coat of paint. We understand this can be a large financial endeavor for many of our homeowners as we too, have had to shell out the expense. We appreciate everyone's efforts to clean up and increase the curb appeal of the homes in our neighborhood, as well as maintain compliance with the Covenants, Codes and Restrictions.

- **KINNEY MANAGEMENT**. Our previous property Manager, Mike Whalen, passed away. At this time, our Property Manager is once again Nakeia Lyons until a replacement has been assigned to us.
- **MEETINGS**. The DBMU HOA Meetings is the forum to bring issues to light of the Board. The meetings have been, and will continue to be virtual meetings for the foreseeable future which should make it easier for homeowners to meet with the HOA Board and bring any issues for discussion. Please be considerate of the HOA Board members as they too, have jobs and personal lives and do not get compensated for their work representing this community.

If you are interested in sitting on the Board, please contact Nakeia Lyons at Kinney Management. We are always looking for people to assist on the Board who are homeowners and have an interest in the betterment of our community.

Reminders:

- If you see litter, please pick it up and throw it away in the trash. Litter not only makes it look like our neighbors don't care about how the neighborhood looks, but the trash gets into our gutters causing blockages in our drainage system.
- Trash cans must be pulled in the evening of trash pick-up and must be stored out of sight.
- HOA Website – (<http://davebrownmtunivhoa.com>)
 - HOA minutes & meeting schedule
 - Financials
 - Community Notices
 - Architectural Request Forms
 - Approved Exterior Paint Palate
- City of Mesa Website (<http://Mesaaz.gov/Home>)
 - Report street light outage, code compliance regulations, report street issues (flooding, debris, etc.)