

Dear Dillon Valley Owners,

At our annual Dillon Valley East meeting in September, parking concerns emerged as one of the top priorities for our community. Many residents expressed frustration about limited parking availability, unauthorized vehicles occupying spaces, and the lack of clear enforcement procedures. After careful consideration and input from homeowners, the Board has developed a comprehensive parking management system designed to ensure fair and equitable access for all residents.

Effective January 1, 2026, all owners will be required to submit a signed parking agreement, and all vehicles parked at Dillon Valley East will be required to display valid parking permits. This new system will help us identify authorized vehicles, prevent unauthorized parking, and maintain order in our community lots.

What You Need to Do: Each unit will receive two parking tags upon submission of their signed parking agreement. These tags must be visible on any vehicle when parked in DVE lots. As a reminder, Section 4.10 of the Declarations allows use of only two parking spaces per unit. If you require additional temporary tags for guests or visitors, please contact the clubhouse to discuss available options.

If owners cannot come in person to pick up their parking passes, they must submit written authorization identifying who has authority to pick up their passes. Please contact: Matt Litowkin at matt@basicproperty.com or Kerry Hartnett at Kerry@basicproperty.com

Important Documents Enclosed: Please take time to carefully review all the materials included with this letter:

1. **Formal Parking Enforcement and Agreement** – Details the enforcement procedures for violations, including warnings and penalties and must be signed and returned to the DVE Clubhouse by **January 1, 2026**
2. **Parking Rules and Regulations Article V**– Outlines designated parking areas, time restrictions, and prohibited practices

Both documents can be found on the Dillon Valley East website. www.dillonvalley.org.

Why This Matters: These new policies aren't meant to inconvenience anyone, they're designed to protect your right to park in your own community. By implementing clear rules and consistent enforcement, we can eliminate confusion, reduce conflicts between neighbors, and ensure that parking spaces remain available for residents and their authorized guests.

DVE and BPM are committed to working collaboratively with all residents to make this transition as smooth as possible. We believe that with everyone's cooperation, we can create a parking system that is fair, efficient, and beneficial for our entire community.

If you have questions about the new parking policy or need assistance completing your parking agreement, please don't hesitate to contact the DVE Clubhouse or BPM at 970-468-1371 or 970-468-0714 respectively.

Thank you for your understanding and cooperation.

Sincerely, Dillon Valley East HOA c/o Basic Property Management