



**SPRING CREEK ASSOCIATION  
BOARD OF DIRECTORS  
REGULAR MEETING NOTICE**

The Spring Creek Association Board of Directors will hold their Regular Meeting Wednesday, January 24, 2024 at the Spring Creek Association Office, 401 Fairway Blvd, Spring Creek, NV beginning at 5:30 p.m. (PST). There may be a quorum of the Committee of Architecture present at the meeting.

Attached with this Notice is the Agenda for said meeting of the Board of Directors.

This notice is to be posted at the following places no later than January 19, 2024:

**SCA Office-[www.springcreeknv.org](http://www.springcreeknv.org)  
Khoury's Market Community Board  
SCA Horse Palace  
Country Club Shell**

**THE SPRING CREEK ASSOCIATION REGULAR BOARD MEETING FOR JANUARY 24, 2024 WILL BE AVAILABLE VIA ZOOM. THE PUBLIC CAN PARTICIPATE IN THE VIRTUAL MEETING ON A COMPUTER, LAPTOP, TABLET OR SMARTPHONE. THE REGULAR BOARD MEETING ROOM WILL BE ACCESSIBLE TO THE PUBLIC FOR THIS MEETING.**

**The meeting can be accessed by phone by calling:**

**Number: 1-669-900-6833, Meeting ID: 874 8981 4738 Passcode: 302398**

**1-346-248-7799**

**1-253-215-8782**

**1-312-626-6799**

**Or by submitting an e-mail to: [scatreas@springcreeknv.org](mailto:scatreas@springcreeknv.org) by January 19, 2023.**

**NOTICE TO PERSONS WITH DISABILITIES**

Members of the public who are disabled and require special accommodations or assistance at the meeting are requested to notify Spring Creek Association in writing at 401 Fairway Blvd, Spring Creek, Nevada 89815 or by calling (775) 753-6295 at least 48 hours prior to the scheduled meeting.

Kristine Austin-Preston  
Corporate Secretary/Treasurer  
January 18, 2024

**SPRING CREEK ASSOCIATION BOARD OF DIRECTORS  
REGULAR MEETING  
WEDNESDAY, JANUARY 24, 2024 AT 5:30 P.M., P.S.T.  
AT THE SPRING CREEK ASSOCIATION OFFICE  
401 FAIRWAY BLVD, SPRING CREEK, NEVADA  
AGENDA**

**Board of Directors**

**Tract**

**Kelly DiLulo-(100), Jody Atkin - (200)**

**Randy Mauldin-(300), John Featherston- Chairperson-(400)**

**At-Large**

**Tom Hannum – Vice Chairperson, Molly Popp, Jake Reed**

**CALL TO ORDER**

**ROLL CALL**

**PLEDGE OF ALLEGIANCE**

**NOTICE:**

**1. Items may be taken out of order**

**2. Two or more items may be combined**

**3. Items may be removed from agenda or delayed at any time**

**4. Restrictions regarding Public Comment:** Pursuant to N.R.S 241.020(c) (3), this time is devoted to comments by the general public, if any, and discussion of those comments. No action may be taken upon a matter raised under this item on the agenda until the matter itself has been specifically included on a successive agenda and identified to be an action item. Comments during this public comment period are limited to items NOT listed on the agenda and shall be limited to not more than three (3) minutes per person unless the Board of Directors elects to extend the comments for purposes of further discussion. Persons making comment will be asked to begin by stating their name for the record and to spell their last name. The Chair may prohibit comment, if the content of that comment is a topic that is not relevant to, or within the authority of, the Spring Creek Association or if the content is willfully disruptive of the meeting by being irrelevant, repetitious, slanderous, offensive, inflammatory, irrational or amounting to personal attacks or interfering with the rights of other speakers.

- I. COMMENTS BY THE GENERAL PUBLIC *ACTION SHALL NOT BE TAKEN***  
No action may be taken on a matter raised under this item of the agenda until the matter itself has been included specifically on an agenda as an item upon which action will be taken.
- II. REVIEW, PRESENTATION AND POSSIBLE ACTION TO CONSIDER PROVIDING ASSISTANCE FOR MARKETING FOR THE RURAL NEVADA DEVELOPMENT CORPORATION'S WEATHERIZATION, DOWN PAYMENT ASSISTANCE, AND HOMEOWNER REHABILITATION PROGRAMS. *FOR POSSIBLE ACTION***
- III. REVIEW, DISCUSSION AND POSSIBLE ACTION TO CONSIDER A REQUEST FROM STEELE PRODUCTIONS TO DONATE THE HP FACILITY AND LIGHTS FOR 5 EVENTS FOR THE RUBY MOUNTAIN JUNIOR RODEO SERIES IN JUNE, JULY, AND AUGUST 2024. *FOR POSSIBLE ACTION***
- IV. REVIEW, DISCUSSION AND POSSIBLE ACTION TO CONSIDER A REQUEST FROM CATILYN CHURCH, DRILLERS SOFTBALL, FOR A REDUCED HALF RATE FEE FOR THE HORSE PALACE ON FRIDAYS THROUGH MARCH 2024, TO CONTINUE THE REDUCED RATE WHEN THEY RESUME IN DECEMBER 2024, AND TO DONATE THE HEATERS AT NO ADDITIONAL COST. *FOR POSSIBLE ACTION***

- V. REVIEW, DISCUSSION AND POSSIBLE ACTION TO CONSIDER A REQUEST FROM SADIE SCHICK, NEVADA BANDITS, TO RENEW THE REDUCED RATE FOR HP FACILITY RENT FOR THE 2024 SEASON. *FOR POSSIBLE ACTION*
- VI. REVIEW, DISCUSSION AND POSSIBLE ACTION TO CONSIDER REQUESTING PROPOSALS FOR A CONCESSIONAIRE AT THE MARINA FOR THE SUMMER 2024 SEASON. *FOR POSSIBLE ACTION*
- VII. REVIEW, DISCUSSION AND POSSIBLE ACTION TO SET THE DATE, TIME, AND LOCATION FOR THE ANNUAL PROPERTY OWNER MEETING PURSUANT TO BYLAW 4.1. *FOR POSSIBLE ACTION*
- VIII. REVIEW, DISCUSSION AND POSSIBLE ACTION TO CONSIDER CHANGING THE DATE FOR THE NOVEMBER 2024 REGULAR MEETING FROM NOVEMBER 13 TO NOVEMBER 6, 2024. *FOR POSSIBLE ACTION*
- IX. REVIEW, DISCUSSION AND POSSIBLE ACTION TO ALLOCATE THE CARRY-FORWARD FUNDS FROM 2023. *FOR POSSIBLE ACTION*
- X. REVIEW, DISCUSSION AND POSSIBLE ACTION TO CONSIDER FUNDING STRATEGIC PLAN ACTIONABLE ITEMS. *FOR POSSIBLE ACTION*
- XI. COMMITTEE OF ARCHITECTURE
- A. COA REPORTS *NON-ACTION ITEM*
- B. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 572 GILIA PL (202-037-026) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES. *FOR POSSIBLE ACTION*
- C. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 532 CHARLWOOD COURT (101-003-007) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES. *FOR POSSIBLE ACTION*
- D. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 390 THOROUGHBRED DR (103-009-007) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES. *FOR POSSIBLE ACTION*
- E. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 111 EDGEWOOD AVE (105-001-009) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES. *FOR POSSIBLE ACTION*
- F. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 507 BRENT DR (202-019-006) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES. *FOR POSSIBLE ACTION*
- XII. APPROVAL OF MINUTES: *FOR POSSIBLE ACTION*
- A. December 13, 2023 Regular Meeting Minutes
- XIII. ACCEPT DECEMBER 2023 ASSESSMENT AND LEGAL RECEIVABLE REPORTS. *FOR POSSIBLE ACTION*
- XIV. ACCEPT DECEMBER 2023 FINANCIAL REPORTS. *FOR POSSIBLE ACTION*
- XV. MEETING SCHEDULE

The next Board of Directors meeting is scheduled for February 28, 2024 at 5:30pm.

**XVI. PUBLIC COMMENT**

***ACTION SHALL NOT BE TAKEN***

No action may be taken on a matter raised under this item of the agenda until the matter itself has been included specifically on an agenda as an item upon which action will be taken.

**XVII. ADJOURNMENT**

**NOTICE TO PERSONS WITH DISABILITIES**

Reasonable efforts will be made to assist and accommodate physically handicapped persons desiring to attend the meeting. Members of the public who are disabled and require special accommodations or assistance at the meeting are requested to notify the Board of Directors in writing at: 401 Fairway Blvd; Spring Creek, NV 89815, e-mail [scatreas@springcreeknv.org](mailto:scatreas@springcreeknv.org), or by calling (775) 753-6295.


Declaration of Posting of  
Spring Creek Association  
Board of Director's Meeting Agenda

I, the undersigned do hereby state and return that I received a copy of the Spring Creek Association Board of Director's Regular Meeting Agenda for the January 24, 2024 meeting, a true copy of which is attached hereto, and that I posted a copy of the Agenda at the following public places in County of Elko, State of Nevada as follows:

1. Spring Creek Association Administrative Offices, 401 Fairway Blvd,  
Spring Creek, NV 89815  
Date: 1-19-24 Time: 8:30am
2. Khoury's Marketplace, 568 Spring Valley Court, Spring Creek, NV 89815  
Date: 1-18-24 Time: 5:20pm
3. Spring Creek Shell Station, 266 Spring Creek Parkway, Spring Creek, NV  
89815  
Date: 1-19-24 Time: 8:15am
4. Spring Creek Horse Palace, 670 Bronco Drive, Spring Creek, NV 89815  
Date: 1-18-24 Time: 5:00pm

I declare under penalty of perjury that the foregoing is true and correct.

DATED this 19 day of Jan, 2024.

By   
Name: Kyrha Bush-Palmer  
Title: Corp Sec/Treas