



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

The Spring Creek Association Board of Directors will hold their Regular Meeting Wednesday, October 22, 2025 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 October 17, 2025:

**SCA Office-www.springcreeknv.org
Ridley's Market Community Board
SCA Horse Palace
Country Club Shell**

THE SPRING CREEK ASSOCIATION REGULAR BOARD MEETING FOR OCTOBER 22, 2025 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: 880 6933 1492 Passcode: 548536

1-346-248-7799

1-253-215-8782

1-312-626-6799

Or by submitting an e-mail to: scatreas@springcreeknv.org by October 17, 2025.

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
October 16, 2025

**SPRING CREEK ASSOCIATION BOARD OF DIRECTORS
REGULAR MEETING
WEDNESDAY, OCTOBER 22, 2025, 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-(400)

At-Large

Kevin Martindale, Pat Whitson, Karl Young

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 the 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 on the agenda until the matter itself has been included specifically on an agenda as an item upon which action will be taken.
- II. REVIEW, DISCUSSION AND POSSIBLE ACTION TO CONSIDER A REQUEST FROM OGI ON THE GREEN REGARDING ABATEMENT OF RENT AND/OR UTILITIES FOR OCTOBER 2025 FOR THE GOLF COURSE RESTAURANT AND BAR** ***.FOR POSSIBLE ACTION***
- III. REVIEW, DISCUSSION AND POSSIBLE ACTION TO CONSIDER A PROPOSAL FROM BRANDY'S BAR TO PROVIDE BAR SERVICES AT THE HORSE PALACE.** ***FOR POSSIBLE ACTION***
- IV. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REVIEW THE DEER ACTION ITEMS YEARLY INCLUDING CONTINUED ISSUES, COMPLAINTS AND PLANS BY NDOW.** ***FOR POSSIBLE ACTION***
- V. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REVIEW THE CURRENTLY SUSPENDED CAPITAL RESERVE FUND POLICY 97-001.** ***FOR POSSIBLE ACTION***
- VI. REVIEW, DISCUSSION AND POSSIBLE ACTION TO CONSIDER APPROVING ANY OR ALL REPAIRS TO THE RYAN RANCH HOUSE AND/OR WELL/WATER SERVICE OR CONSIDER NEXT STEPS FOR THE PROPERTY INCLUDING POSSIBLE REMOVAL OR MODIFICATION**

VII. REVIEW AND DISCUSSION OF THE DRAFT 2026 BUDGET.

NON-ACTION ITEM

VIII. COMMITTEE OF ARCHITECTURE

A. COA REPORTS

NON-ACTION ITEM

B. VIOLATIONS – CONSENT AGENDA

FOR POSSIBLE ACTION

Items may be taken individually for consideration or may be taken as a group by the Board of Directors

1. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 116 LAWNDALE DR (104-003-026) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.
2. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 169 BELLWOOD DR (101-002-045) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.
3. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 187 GREENCREST DR (109-002-012) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.
4. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 212 COUNTRY CLUB PKWY (102-012-003) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.
5. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 334 ASHCROFT PL (103-006-023) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.
6. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 382 BRENT DR (202-029-028) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.
7. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 410 LILY PL (202-004-025) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.
8. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 418 LILY PL (202-004-024) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.
9. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 460 JASPER DR (202-018-035) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.
10. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 490 ASHCROFT DR (103-005-010) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.
11. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 520 BLACKSTONE DR (101-002-068) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.

12. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 565 BUFFSIDE DR (201-005-004) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.
13. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 612 KIMBLE DR (202-014-019) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.
14. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 629 PALACE PKWY (402-009-008) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.
15. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 711 HAYLAND DR (202-009-022) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.
16. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 721 AESOP DR (401-017-016) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.
17. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 806 ABARR PLAZA (402-007-015) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.
18. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 961 WOLF CREEK CR (402-011-009) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.

IX. CONSENT AGENDA **FOR POSSIBLE ACTION**
Items may be taken individually for consideration or may be taken as a group by the Board of Directors.

- A. APPROVAL OF MINUTES:
 1. September 24, 2025, Regular Meeting Minutes
- B. ACCEPT SEPTEMBER 2025 ASSESSMENT AND LEGAL RECEIVABLE REPORTS.
- C. ACCEPT SEPTEMBER 2025 FINANCIAL REPORTS.

X. MEETING SCHEDULE **NON-ACTION ITEM**
The next Board of Directors meeting is scheduled for November 12, 2025, at 5:30pm.

XI. PUBLIC COMMENT **ACTION SHALL NOT BE TAKEN**
No action may be taken on a matter raised under this item on the agenda until the matter itself has been included specifically on an agenda as an item upon which action will be taken.

XII. 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, 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 October 22, 2025 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: 10-17-25 Time: 8:30am
2. Ridley's Marketplace, 568 Spring Valley Court, Spring Creek, NV 89815
Date: 10-16-25 Time: 6:57pm
3. Spring Creek Shell Station, 266 Spring Creek Parkway, Spring Creek, NV
89815
Date: 10-16-25 Time: 7:15pm
4. Spring Creek Horse Palace, 670 Bronco Drive, Spring Creek, NV 89815
Date: 10-16-25 Time: 6:37pm

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

DATED this 17 day of Oct, 2025.

By

Name:

Title:

Kashine Anita Pariche
Cory Sec/Treas