SPRING CREEK ASSOCIATION
BOARD OF DIRECTORS
REGULAR MEETING NOTICE

The Spring Creek Association Board of Directors will hold their Regular Meeting Wednesday, July 22, 2026 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 July 17, 2026:

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

THE SPRING CREEK ASSOCIATION REGULAR BOARD MEETING FOR JULY 22, 2026 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: 854 4473 7175 Passcode: 850683
1-346-248-7799
1-253-215-8782
1-312-626-6799
Or by submitting an e-mail to: scatreas@springcreeknv.org by July 17, 2026.

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
July 16, 2026

SPRING CREEK ASSOCIATION BOARD OF DIRECTORS
REGULAR MEETING
WEDNESDAY, JULY 22, 2026, 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. ELECTION OF BOARD POSITIONS FOR THE JULY 2026-JUNE 2027 TERM:

A. **Acceptance of nominations and election of a Director to serve as the Chairperson of the Board of Directors.**
B. **Acceptance of nominations and election of a Director to serve as the Vice-Chairperson of the Board of Directors.** ***FOR POSSIBLE ACTION***

III. DISCUSSION AND POSSIBLE ACTION TO APPROVE SIGNATURE AUTHORITY TO THE ELECTED 2026-2027 CHAIRPERSON AND VICE-CHAIRPERSON AND TO REMOVE SIGNATURE AUTHORITY FOR THE 2025-2026 CHAIRPERSON AND VICE-CHAIRPERSON FOR SCA ACCOUNTS AT NEVADA STATE BANK, MORGAN STANLEY, ELKO FEDERAL CREDIT UNION AND US BANK. ***FOR POSSIBLE ACTION***

IV. REVIEW AND APPRECIATION FOR THE THREE VOLUNTEERS WHO HELPED WITH THE FREEDOM FESTIVAL ON JULY 4, 2026 WITH THE FIREWORKS DISPLAY.
NON-ACTION ITEM

V. REVIEW, DISCUSSION, AND POSSIBLE ACTION TO APPROVE THE FIELD LIGHTING PROJECT PLAN FOR SCHUCKMANN'S SPORTS COMPLEX AND CONSIDER SEEKING FUNDING OPPORTUNITIES. ***FOR POSSIBLE ACTION***

VI. REVIEW, DISCUSSION AND POSSIBLE ACTION REGARDING THE ANNUAL REVIEW OF POLICY 16-001, CONFLICT OF INTEREST. ***FOR POSSIBLE ACTION***

VII. REVIEW, DISCUSSION AND POSSIBLE ACTION REGARDING THE ANNUAL REVIEW OF POLICY 07-001, BOARD OF DIRECTORS' AND PRESIDENT'S CODE OF CONDUCT IN REGARD TO ETHICS, DIRECTORS' AND PRESIDENT'S ACTIVITIES AND ACCESS TO INFORMATION. ***FOR POSSIBLE ACTION***

VIII. REVIEW, DISCUSSION AND POSSIBLE ACTION REGARDING A MEMORANDUM OF UNDERSTANDING WITH ELKO COUNTY REGARDING THE MAINTENANCE OF THE PARKWAYS IN SPRING CREEK. ***FOR POSSIBLE ACTION***

IX. 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 245 LYNDHURST LANE (101-005-013) 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 526 ASHCROFT DR (103-005-004) 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 773 PARKRIDGE PKWY (403-017-014) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.**

X. 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. May 27, 2026, Regular Meeting Minutes
2. June 6, 2026, Annual Property Owner Meeting Minutes

B. ACCEPT MAY & JUNE 2026 ASSESSMENT AND LEGAL RECEIVABLE REPORT.

C. ACCEPT MAY & JUNE 2026 FINANCIAL REPORTS.

XI. MEETING SCHEDULE ***NON-ACTION ITEM***

the next Board of Directors meeting is scheduled for August 26, 2026, at 5:30pm.

XII. 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.

XIII. 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 July 22, 2026 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: 7-17-26 Time: 8:10 am

2. Ridley's Marketplace, 568 Spring Valley Court, Spring Creek, NV 89815
   Date: 7-17-26 Time: 7:40 am

3. Spring Creek Shell Station, 266 Spring Creek Parkway, Spring Creek, NV 89815
   Date: 7-17-26 Time: 7:55 am

4. Spring Creek Horse Palace, 670 Bronco Drive, Spring Creek, NV 89815
   Date: 7-17-26 Time: 7:25 am

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

DATED this 17 day of July 2026.

By [signature]
Name: Kashone Aucha Parker
Title: Corp Sec / Treas