



SPRING CREEK ASSOCIATION COMMITTEE OF ARCHITECTURE REGULAR MEETING NOTICE

The Spring Creek Association Committee of Architecture will hold a regular meeting on **Monday, June 9, 2025**, at the Fairway Community Center Meeting Room, 401 Fairway Blvd, Spring Creek, NV beginning at **5:30 P.M. (PST)**

There may be a quorum of the SCA Board of Directors present at the meeting, however, they will not be conducting any Association business.

Posted with this Notice is the agenda for said meeting of the Committee of Architecture. This notice is to be posted at the following places **by 9:00 a.m. PST, Wednesday, June 4, 2025**:

SCA Office @ 401 Fairway Blvd.
Country Club Shell
Spring Creek Association

Ridley's Market Community Board
SCA Horse Palace
Website: www.springcreeknv.org

THE REGULAR COA MEETING ROOM IS ACCESSIBLE TO THE PUBLIC FOR THIS MEETING. YOU ARE WELCOME TO ATTEND IN PERSON. THE SPRING CREEK ASSOCIATION REGULAR COA MEETING FOR JUNE 9, 2025, WILL ALSO BE AVAILABLE VIA ZOOM.

The meeting can be accessed by phone by calling:

Number: 1-669-900-6833, Meeting ID: 814 1053 3684 Passcode: 906819
1-346-248-7799
1-253-215-8782

Comments may be submitted by e-mail to: COA@springcreeknv.org by June 6, 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 the Committee of Architecture in writing at: 401 Fairway Blvd; Spring Creek, NV 89815, by E-mail to coa@springcreeknv.org, or by calling (775) 753-6295 at least 48-hours prior to the scheduled meeting.

Respectfully Submitted,

Committee of Architecture
Spring Creek Association

**SPRING CREEK ASSOCIATION
COMMITTEE OF ARCHITECTURE
Regular Meeting
5:30 P.M., P.S.T., Monday, June 9, 2025
401 Fairway Blvd, Spring Creek, NV 89815
*Zoom Access Available***

AGENDA

COMMITTEE MEMBERS:

**Kevin Martindale – Chair
Nick Czegledi – Member
Alan Kimbrell – Member
Elisa Liebelt – Member
Elex Vavrick - Member**

NOTICE:

- **Items may be taken out of order.**
- **Two or more items may be combined.**
- **Items may be removed from agenda or delayed at any time.**
- **Restrictions regarding Public Comment:** Pursuant to N.R.S 241.020(c) (3), this time is devoted to comments by the 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 Committee of Architecture 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.

A. CALL TO ORDER

B. ROLL CALL

C. PLEDGE OF ALLEGIANCE

D. COMMENTS BY THE GENERAL PUBLIC

Pursuant to NRS 241 this time is devoted to comments by the public, if any, and discussion of those comments. 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.

NON-ACTION ITEM

E. UNFINISHED BUSINESS

F. NEW BUSINESS

F.1 ORGANIZATION OF COMMITTEE

- a. Discussion and consideration of the organization of the Committee of Architecture, and consideration of appointment for COA Chair and COA Vice-Chair for the remainder of 2025.

FOR POSSIBLE ACTION

- F.2 Review, discussion, and possible action to approve a Livestock Permit for three (3) pigs at **445 Glen Haven Drive, (Tract 107 Block 002 Lot 022) 2.040 acres. FOR POSSIBLE ACTION**
- F.3 Review, discussion, and possible action to approve a Livestock Permit for two (2) goats at **880 Black Oak Drive, (Tract 402 Block 005 Lot 022) 1.000 acres. FOR POSSIBLE ACTION**
- F.4 Review, discussion, and possible action to approve a Livestock Permit for two (2) goats at **850 Royal Oak Drive, (Tract 402 Block 003 Lot 013) 1.440 acres. FOR POSSIBLE ACTION**
- F.5 Review, discussion, and possible action to approve a Livestock Permit for two (2) sheep at **619 Hayland Drive, (Tract 202 Block 009 Lot 039) 1.390 acres. FOR POSSIBLE ACTION**
- F.6 Review, discussion, and possible action to approve a Livestock Permit for two (2) goats at **433 Westby Drive, (Tract 202 Block 011 Lot 040) 1.610 acres. FOR POSSIBLE ACTION**
- F.7 Review, discussion, and possible action to approve a Livestock Permit for one (1) goat at **514 Castlecrest Drive, (Tract 201 Block 006 Lot 008) 1.030 acres. FOR POSSIBLE ACTION**
- F.8 Review, discussion, and possible action to approve a Home Occupation Permit for **Smith River Retrievers** type of business: **Dog Training**: at **411 Lily Place, (Tract 202 Block 004 Lot 018) 1.050 acres. FOR POSSIBLE ACTION**
- F.9 Review, discussion, and possible action to approve a Home Occupation Permit for **Long Walk LLC dba Long Walk Arts** type of business: **Art Studio**: at **748 Westcott Drive, (Tract 401 Block 011 Lot 021) 2.090 acres. FOR POSSIBLE ACTION**
- F.10 Review, discussion, and possible action to approve a Boundary Line Adjustment at **891 Parkridge Parkway, (Tract 403 Block 014 Lot 017) 1.280 acres & 885 Parkridge Parkway Drive, (Tract 403 Block 014 Lot 018) 1.170 acres. FOR POSSIBLE ACTION**
- F.11 Review, discussion, and possible action to approve variance for 2 sheds to be placed in front of the house at **68 Spring Creek Parkway, (Tract 103 Block 009 Lot 018) 1.320 acres. FOR POSSIBLE ACTION**
- F.12 Request by SCA Member Tom Dalpaiz for review and discussion regarding **COA R&R #6 Metal Storage Containers. NON-ACTION ITEM**

G. VIOLATIONS-CONSENT AGENDA

Items may be taken individually for consideration or may be taken as a group by the Committee of Architecture

- G.1 Review, discussion, and possible action regarding **COA R&R's: Inoperative, Unregistered, Unlicensed Vehicles** refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **37 Flowing Wells Drive, (Tract 301 Block 003 Lot 005) 4.780 acres. FOR POSSIBLE ACTION**
- G.2 Review, discussion, and possible action regarding **COA R&R's: Exterior Condition of Structures** refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **230 Springfield Parkway, (Tract 304 Block 005 Lot 013) 2.870 acres. FOR POSSIBLE ACTION**

- G.3 Review, discussion, and possible action regarding **SCA DOR's: Unsightly: Storage of Tools and Trash, COA R&R's: Excessive Brush/Weeds or Dead Trees/Shrubs, Noxious Weeds** refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **233 Springfield Parkway, (Tract 304 Block 003 Lot 004) 2.080 acres.**
FOR POSSIBLE ACTION
- G.4 Review, discussion, and possible action regarding **COA R&R's: Metal Storage Containers, SCA DOR's: Unsightly: Storage of Tools and Trash** refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **238 Springfield Parkway, (Tract 304 Block 005 Lot 014) 2.210 acres.**
FOR POSSIBLE ACTION
- G.5 Review, discussion, and possible action regarding **COA R&R's: Inoperative, Unregistered, Unlicensed Vehicles, COA R&R's: Excessive Brush/Weeds or Dead Trees/Shrubs, Noxious Weeds** refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **254 Springfield Parkway, (Tract 304 Block 006 Lot 008) 1.000 acres.**
FOR POSSIBLE ACTION
- G.6 Review, discussion, and possible action regarding **SCA DOR's: Unsightly: Storage of Tools and Trash, COA R&R's: Inoperative, Unregistered, Unlicensed Vehicles** refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **388 Berry Creek Place, (Tract 201 Block 009 Lot 031) 1.220 acres.**
FOR POSSIBLE ACTION
- G.7 Review, discussion, and possible action regarding **COA R&R's: Inoperative, Unregistered, Unlicensed Vehicles** refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **393 Merino Drive, (Tract 202 Block 012 Lot 006) 1.030 acres.**
FOR POSSIBLE ACTION
- G.8 Review, discussion, and possible action regarding **SCA DOR's: Unsightly: Storage of Tools and Trash, COA R&R's: Inoperative, Unregistered, Unlicensed Vehicles** refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **406 Merino Drive, (Tract 202 Block 014 Lot 022) 1.110 acres.**
FOR POSSIBLE ACTION
- G.9 Review, discussion, and possible action regarding **COA R&R's: Metal Storage Containers, SCA DOR's: Unsightly: Storage of Tools and Trash** refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **443 Blue Jay Drive, (Tract 402 Block 010 Lot 030) 1.450 acres.**
FOR POSSIBLE ACTION
- G.10 Review, discussion, and possible action regarding **SCA DOR's: Unsightly: Storage of Tools and Trash, COA R&R's: Inoperative, Unregistered, Unlicensed Vehicles** refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **565 Buffside Drive, (Tract 201 Block 005 Lot 004) 1.370 acres.**
FOR POSSIBLE ACTION
- G.11 Review, discussion, and possible action regarding **SCA DOR's: Unsightly: Storage of Tools and Trash** refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **731 Hayland Drive, (Tract 202 Block 009 Lot 016) 1.030 acres.**
FOR POSSIBLE ACTION
- G.12 Review, discussion, and possible action regarding **SCA DOR's: Unsightly: Storage of Tools and Trash** refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **980 Oakmont Drive, (Tract 402 Block 015 Lot 002) 1.030 acres.**
FOR POSSIBLE ACTION

H. LEGAL REPORT

Review and discussion regarding the monthly update on property violations turned over to McConnell Law per SCA Board approval. **NON-ACTION ITEM**

I. REVIEW AND APPROVAL OF MINUTES

Approval of minutes from the May 12, 2025, regular meeting. **FOR POSSIBLE ACTION**

J. REPORTS - CONSENT AGENDA

Items may be taken individually for consideration or may be taken as a group by the Committee of Architecture

J.1 Accept the Committee of Architecture Revenue Report for May 2025.

FOR POSSIBLE ACTION

J.2 Accept the Committee of Architecture Occupancy Report for May 2025.

FOR POSSIBLE ACTION

J.3 Accept the Committee of Architecture Violation Report for May 2025.

FOR POSSIBLE ACTION

K. PUBLIC COMMENT

L. Pursuant to NRS 241 this time is devoted to comments by the public, if any, and discussion of those comments. 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.

NON-ACTION ITEM

M. NEXT MEETING

The next regular meeting of the Committee of Architecture is scheduled for Monday, July 14, 2025.

FOR POSSIBLE ACTION

N. ADJOURN MEETING

Declaration of Posting of
Spring Creek Association
Committee of Architecture's Regular Meeting Agenda

I, the undersigned do hereby state and return that I received a copy of the Spring Creek Association Committee of Architecture's Meeting Agenda for the **June 9, 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: 6.4.25 Time: 8:47 AM

2. Ridley's Family Market, 568 Spring Valley Court, Spring Creek, NV 89815

Date: 6.4.25 Time: 8:21 AM

3. Spring Creek Shell Station, 266 Spring Creek Parkway, Spring Creek, NV 89815

Date: 6.4.25 Time: 8:36 AM

4. Spring Creek Horse Palace, 670 Bronco Drive, Spring Creek, NV 89815

Date: 6.4.25 Time: 7:57 AM

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

DATED this 4th day of June, 2025.

By: Cheri Duncan
Name: Cheri Duncan
Title: COA Secretary