



## **SPRING CREEK ASSOCIATION COMMITTEE OF ARCHITECTURE REGULAR MEETING NOTICE**

The Spring Creek Association Committee of Architecture will hold a regular meeting on **Monday, April 8, 2024**, 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, April 3, 2024**:

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

Khoury's Market Community Board  
SCA Horse Palace  
Website: [www.springcreeknv.org](http://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 APRIL 8, 2024, WILL ALSO BE AVAILABLE VIA ZOOM.**

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

**Number: 1-669-900-6833, Meeting ID: 838 2442 3539      Passcode: 895413**

**1-346-248-7799**

**1-253-215-8782**

**Comments may be submitted by e-mail to: [COA@springcreeknv.org](mailto:COA@springcreeknv.org) by April 5, 2024.**

### **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](mailto: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, April 8, 2024  
401 Fairway Blvd, Spring Creek, NV 89815  
**Zoom Access Available****

**AGENDA**

**COMMITTEE MEMBERS:**

**Kevin Martindale** – Chair  
**Bonnie Bawcom** – Member  
**Nick Czegledi** – Member  
**Donna Stokes** – Member  
**Elex Vavrck** - 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. OLD BUSINESS**

E.1 Review, discussion, and possible action regarding **COA R&R: Exterior Condition of Structures, COA R&R: Inoperative, Unregistered, Unlicensed Vehicles** and refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **279 Springfield Parkway (Tract 305 Block 004 Lot 001) 3.380 acres.**

***FOR POSSIBLE ACTION***

- E.2 Review, discussion, and possible action regarding **COA R&R: Exterior Condition of Structures** and refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **290 Flora Drive, (Tract 106B Block 002 Lot 007) 1.000 acres.**  
*FOR POSSIBLE ACTION*

#### **F. NEW BUSINESS**

- F.1 Review, discussion, and possible action to approve a Livestock Permit for four (4) cows at **108 Flowing Wells Drive, (Tract 301 Block 007 Lot 025) 6.040 acres.**  
*FOR POSSIBLE ACTION*
- F.2 Review, discussion, and possible action to approve a Livestock Permit for one (1) pig at **870 Alpine Drive, (Tract 403 Block 025 Lot 027) 1.030 acres.** *FOR POSSIBLE ACTION*
- F.3 Review, discussion, and possible action to approve a Livestock Permit for one (2) sheep at **517 Pine Knot Drive, (Tract 202 Block 018 Lot 076) 1.330 acres.** *FOR POSSIBLE ACTION*
- F.4 Review, discussion, and possible action to approve a Home Occupation permit for **Ruby Mountain Homestead Treats** type of business: **Bakery**: at **432 Flora Drive, (Tract 106B Block 002 Lot 034) 1.000 acres.** *FOR POSSIBLE ACTION*
- F.5 Review, discussion, and possible action to approve a Home Occupation permit for **Wandering Moose RV Services, LLC** type of business: **Mobile RV Service**: at **836 Alpine Drive, (Tract 403 Block 025 Lot 037) 1.030 acres.** *FOR POSSIBLE ACTION*
- F.6 Review, discussion, and possible action to approve a variance for the shop to be placed on front left side of house at **756 Palace Parkway, (Tract 403 Block 020 Lot 014) 2.200 acres.**  
*FOR POSSIBLE ACTION*
- F.7 Review, discussion, and consideration to approve a Commercial Sign Permit for **Cross-Eyed Goat Bar & Grill** type of business: **BAR**: located at **358 Spring Valley Parkway, (Tract 201 Block 006 Lot 003) 0.610 acres** *FOR POSSIBLE ACTION*
- F.8 Review, discussion, and consideration to approve a Conditional Use Permit for storage container/shed and recreational facilities: located at **Spring Creek Marina Facilities, (Tract 101 Block 010 Lot 001) 75.880 acres.** *FOR POSSIBLE ACTION*

#### **G. LEGAL REPORT**

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

#### **H. REVIEW AND APPROVAL OF MINUTES**

Approval of minutes from the March 11, 2024, regular meeting. *FOR POSSIBLE ACTION*

#### **I. REPORTS**

- I.1 Accept the Committee of Architecture Revenue Report for March 2024.  
*FOR POSSIBLE ACTION*
- I.2 Accept the Committee of Architecture Occupancy Report for March 2024.  
*FOR POSSIBLE ACTION*
- I.3 Accept the Committee of Architecture Violation Report for March 2024.  
*FOR POSSIBLE ACTION*

#### **J. PUBLIC COMMENT**

**K.** 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***

**L. NEXT MEETING**

The next regular meeting of the Committee of Architecture is scheduled for Monday, May 13, 2024.

***FOR POSSIBLE ACTION***

**M. 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 **March 11, 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: 4.2.24 Time: 4:43 PM
2. Khoury's Marketplace, 568 Spring Valley Court, Spring Creek, NV 89815  
Date: 4.2.24 Time: 5:36 PM
3. Spring Creek Shell Station, 266 Spring Creek Parkway, Spring Creek, NV 89815  
Date: 4.2.24 Time: 5:53 PM
4. Spring Creek Horse Palace, 670 Bronco Drive, Spring Creek, NV 89815  
Date: 4.2.24 Time: 5:12 PM

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

DATED this 2nd day of April, 2024.

By: Cheri Duncan  
Name: Cheri Duncan  
Title: CDA Secretary