



SPRING CREEK ASSOCIATION COMMITTEE OF ARCHITECTURE REGULAR MEETING NOTICE

The Spring Creek Association Committee of Architecture will hold a regular meeting on **Monday, May 13, 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, May 8, 2024**:

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

Khoury'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 MAY 13, 2024, WILL ALSO BE AVAILABLE VIA ZOOM.

The meeting can be accessed by phone by calling:

Number: 1-669-900-6833, Meeting ID: 818 9264 6338 Passcode: 212570
1-346-248-7799
1-253-215-8782

Comments may be submitted by e-mail to: COA@springcreeknv.org by May 10, 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, 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, May 13, 2024
401 Fairway Blvd, Spring Creek, NV 89815
Zoom Access Available**

AGENDA

COMMITTEE MEMBERS:

Kevin Martindale – Chair
Nick Czegledi – Member
Alan Kimbrell – Member
Donna Stokes – 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

F. NEW BUSINESS

- F.1 Review, discussion, and possible action to approve a Home Occupation permit for **Kim's Kreations** type of business: **Bakery**: at **459 Brent Drive, (Tract 202 Block 018 Lot 051)**
1.440 acres. ***FOR POSSIBLE ACTION***
- F.2 Review, discussion, and possible action to approve a Home Occupation permit for **Haven at Home, LLC** type of business: **Home Care**: at **487 Lynx Drive, (Tract 202 Block 018 Lot 055)**
1.660 acres. ***FOR POSSIBLE ACTION***

- F.3 Review, discussion, and possible action to approve a Livestock Permit for one (1) goat at **177 Charwood Lane, (Tract 101 Block 008 Lot 045) 1.830 acres. FOR POSSIBLE ACTION**
- F.4 Review, discussion, and possible action to approve a variance for the peak of the shop to be at 22' 10 3/8" instead of 20' at **496 Brent Drive, (Tract 202 Block 020 Lot 004) 1.100 acres. FOR POSSIBLE ACTION**
- F.5 Review, discussion, and possible action to approve a variance for the peak of the shop to be at 23' 7/8" instead of 20' at **480 Heather Drive, (Tract 107 Block 002 Lot 002) 2.080 acres. FOR POSSIBLE ACTION**
- F.6 Review, discussion, and possible action to approve a variance for the fence to be at 7 1/2' instead of 6' and have barbed wire on the top at **317 Scrub Oak Drive, (Tract 402 Block 001 Lot 061) 2.780 acres. FOR POSSIBLE ACTION**

G. VIOLATIONS

- G.1 Review, discussion, and possible action regarding **COA R&R's: Exterior Condition of Structures** and refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **325 Oakmont Drive, (Tract 402 Block 002 Lot 007) 1.060 acres. FOR POSSIBLE ACTION**
- G.2 Review, discussion, and possible action regarding **COA R&R's Nuisance** and refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **327 Spring Creek Pkwy, (Tract 102 Block 012 Lot 021) .560 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** and refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **331 Oakmont Drive, (Tract 402 Block 002 Lot 009) 1.500 acres. FOR POSSIBLE ACTION**
- G.4 Review, discussion, and possible action regarding **SCA DOR's: Unsightly: Storage of Tools and Trash** and refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **361 Oakmont Drive, (Tract 402 Block 002 Lot 014) 1.030 acres. FOR POSSIBLE ACTION**
- G.5 Review, discussion, and possible action regarding **SCA DOR's: Unsightly: Storage of Tools and Trash, COA R&R's: Exterior Condition of Structures** and refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **730 Hayland Drive, (Tract 202 Block 010 Lot 061) 1.030 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: Exterior Condition of Structures, COA R&R's Inoperative, Unregistered, Unlicensed Vehicles** and refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **734 Hayland Drive, (Tract 202 Block 010 Lot 063) 1.030 acres. FOR POSSIBLE ACTION**
- G.7 Review, discussion, and possible action regarding **SCA DOR's: Unsightly: Storage of Tools and Trash, COA R&R's: Exterior Condition of Structures, COA R&R's Excessive Brush/Weeds or Dead Trees/Shrubs** and refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **764 Thorpe Drive, (Tract 403 Block 019 Lot 006) 1.000 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** and refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **915 Willow Creek Lane, (Tract 402 Block 010 Lot 071) 2.030 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 April 8, 2024, regular meeting.

FOR POSSIBLE ACTION

J. REPORTS

I.1 Accept the Committee of Architecture Revenue Report for April 2024.

FOR POSSIBLE ACTION

I.2 Accept the Committee of Architecture Occupancy Report for April 2024.

FOR POSSIBLE ACTION

I.3 Accept the Committee of Architecture Violation Report for April 2024.

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, June 10, 2024.

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 **May 13, 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: 5.7.24 Time: 1:11 PM

2. Khoury's Marketplace, 568 Spring Valley Court, Spring Creek, NV 89815

Date: 5.7.24 Time: 1:51 PM

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

Date: 5.7.24 Time: 2:04 PM

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

Date: 5.7.24 Time: 1:31 PM

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

DATED this 7th day of May, 2024.

By: Cheri Duncan

Name: Cheri Duncan

Title: COA Secretary