



SPRING CREEK ASSOCIATION COMMITTEE OF ARCHITECTURE REGULAR MEETING MINUTES

Spring Creek Association (“SCA”) Committee of Architecture
Monday, November 14, 2022, 5:30 PM, PST
Fairway Community Center Meeting Room
401 Fairway Blvd, Spring Creek, Nevada

The meeting was held telephonically through Zoom.com due to the COVID-19 Pandemic

PRESENT: Kevin Martindale - Chair, Nick Czegledi, Kelly DiLulo, Kenny Kelly, Bonnie Bawcom

ABSENT: All Present

STAFF PRESENT: Secretary/Treasurer Austin-Preston, COA Secretary Rikki Bundrock

CORPORATE ATTORNEY: Katie McConnell

CALL TO ORDER: Chair Martindale called the meeting to order in person and telephonically at 5:30 PM.

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 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.

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

No public comment was received.

E. OLD BUSINESS

- E.1 Review, discussion, and possible action regarding SCA DOR's Building Exterior and refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **841 Spring Valley Parkway, (Tract 202, Block 013, Lot 009) 1.00 acres.**

Member Bawcom moved/Member DiLulo seconded to refer to the SCA Board of Directors to take legal action and uphold all fines at 841 Spring Valley Parkway, (Tract 202, Block 013, Lot 009) Motion carried 5-0.

- E.2 Review, discussion, and possible action regarding SCA DOR's Building Exterior and refer to the SCA Board of Directors requesting to take legal action and uphold all fines regarding **628 Westby Drive (Tract 202, Block 012, Lot 026) 1.860 acres.**

Chair Martindale moved/Member Bawcom seconded to dismiss the violations at 628 Westby Drive (Tract 202, Block 012, Lot 026) Motion carried 5-0.

- E.3 Review, discussion, and possible action to approve a Livestock Permit for two (2) goats at **563 Holiday Drive (Tract 202, Block 037, Lot 008) 1.140 acres.**

Member DiLulo moved/Member Kelly seconded to deny the livestock permit because no plot map was received from 563 Holiday Drive (Tract 202, Block 037, Lot 008) Motion carried 5-0.

F. NEW BUSINESS

- F.1 Review, discussion, and possible action to approve a variance to build a shop in front of the house at **544 Charlwood Court, (Tract 101, Block 003, Lot 008) – 2.680 acres.**

FOR POSSIBLE ACTION

No public comment was received.

Property owner Karl Young called in on the phone and explained that he needed a variance to build a shop because of the way his property is positioned.

Member Czegledi moved/Member Kelly seconded to approve the variance to build the shop in front of the house at 544 Charlwood Court, (Tract 101, Block 003, Lot 008) – 2.680 acres. Motion carried 5-0.

- F.2 Review, discussion, and possible action to consider revising the Committee of Architecture Rules and Regulation #15: Auxiliary Outdoor Lighting proposed by Erika Rykovich.

FOR POSSIBLE ACTION

Erika Rykovich was present at spoke to the COA concerning the light rule. She requested that the COA Rules and Regulations #15: Auxiliary Outdoor lighting be amended to include more detail. She would like to see the rule include that lightning needs to be shielded and cannot trespass to the neighbor's yard. Staff and the committee spoke about different verbiage that could be added to the rule.

Member Czegledi moved/Member DiLulo seconded to direct staff to draft a proposed rule to bring back for a 1st reading. Motion carried 5-0.

Member Czegledi amended/Member DiLulo seconded to direct staff and legal counsel to draft a proposed rule to bring back for a 1st reading. Motion carried 5-0.

G. VIOLATIONS - NONE

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***

Attorney McConnell provided a verbal update to the Committee.

I. REVIEW AND APPROVAL OF MINUTES

Approval of minutes from the October 12, 2022, regular meeting.

FOR POSSIBLE ACTION

No public comment was received.

Member Czegledi moved/Member Bawcom seconded to approve the minutes from the October 12, 2022, regular meeting. Motion carried 5-0.

J. REPORTS

J.1 Approval of the Committee of Architecture Revenue Report for October 2022.

FOR POSSIBLE ACTION

J.2 Approval of the Committee of Architecture Occupancy Report for October 2022.

FOR POSSIBLE ACTION

J.3 Approval of the Committee of Architecture Violation Report for October 2022.

FOR POSSIBLE ACTION

No public comment was received.

Member DiLulo moved/Member Czegledi seconded to approve the reports in the binder for October 2022. Motion carried 5-0.

Member DiLulo amended/Member Czegledi seconded to approve all the reports in the binder for October 2022. Motion carried 5-0.

K. PUBLIC COMMENT

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 REGULAR MEETING

The next regular meeting of the Committee of Architecture is scheduled for Monday, December 12, 2022. ***FOR POSSIBLE ACTION***

M. ADJOURN MEETING

FOR POSSIBLE ACTION

Chair Martindale adjourned the meeting at 6:16 pm.