



SPRING CREEK ASSOCIATION BOARD OF DIRECTORS REGULAR MEETING NOTICE

The Spring Creek Association Board of Directors will hold their Regular Meeting Wednesday, January 28, 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 January 23, 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 JANUARY 28, 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: 879 4159 8102 Passcode: 044215

1-346-248-7799

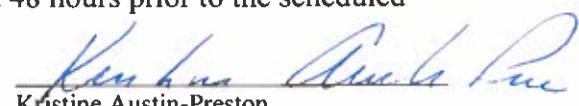
1-253-215-8782

1-312-626-6799

Or by submitting an e-mail to: scatreas@springcreeknv.org by January 23, 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
January 22, 2026

**SPRING CREEK ASSOCIATION BOARD OF DIRECTORS
REGULAR MEETING
WEDNESDAY, JANUARY 28, 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. REVIEW, DISCUSSION AND POSSIBLE ACTION TO CONSIDER A DONATION REQUEST FROM THE RUBY MOUNTAIN JUNIOR RODEO SERIES FOR THEIR HORSE PALACE EVENTS IN 2026. ***FOR POSSIBLE ACTION***

III. REVIEW, DISCUSSION AND POSSIBLE ACTION TO CONSIDER A REQUEST FROM THE JAKE EARY MEMORIAL RODEO TO ALLOW A REDUCED WEEKEND STALL RATE AT THE HORSE PALACE FOR THEIR EVENT IN MAY 2026. ***FOR POSSIBLE ACTION***

IV. REVIEW, DISCUSSION AND POSSIBLE ACTION TO CONSIDER A REQUEST FROM FORE SEASONS BAR & GRILL TO REVIEW THE CONCESSIONAIRE AGREEMENT FOR THE GOLF COURSE AND CONSIDER MODIFICATION OF COMMENCEMENT OF RENTAL PAYMENTS. ***FOR POSSIBLE ACTION***

V. REVIEW, DISCUSSION AND UPDATE ON THE HUMBOLDT TRAIL FEASIBILITY STUDY BY MICHAEL MURPHY, DIVERSIFIED CONSULTING SERVICES. ***NON-ACTION ITEM***

VI. REVIEW, DISCUSSION AND POSSIBLE APPROVAL OF A MEMORANDUM OF UNDERSTANDING WITH ELKO COUNTY REGARDING MAINTENANCE OF THE

VII. REVIEW AND DISCUSSION REGARDING THE POSSIBILITY OF COLLECTING LIGHT FEES FOR THE HORSE PALACE PRACTICE NIGHTS FOR 2026.*NON-ACTION ITEM***VIII. REVIEW, DISCUSSION AND POSSIBLE ACTION TO ALLOCATING THE 2025 CARRY-FORWARD FUNDS.***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 249 PARKCHESTER DR (106D-003-004) 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 252 EDGEBROOK DR (106B-006-033) 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 316 ASHCROFT PL (103-006-026) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.
4. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 373 FAIRWAY LN (106A-004-033) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.
5. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 436 COUNTY CLUB PLZ (106C-004-023) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.
6. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 443 FLORA BAY (106B-006-071) TO LEGAL COUNSEL FOR FURTHER ACTION AND OR OTHER ACTION CONSISTENT WITH COA RULES.
7. REVIEW, DISCUSSION AND POSSIBLE ACTION TO REFER COA VIOLATIONS AT 492 LYNX DR (202-019-009) 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. December 10, 2025, Regular Meeting Minutes

B. ACCEPT DECEMBER 2025 ASSESSMENT AND LEGAL RECEIVABLE REPORTS.**C. ACCEPT DECEMBER 2025 FINANCIAL REPORTS.**

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

The next Board of Directors meeting is scheduled for February 25, 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 January 28, 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: 1-23-26 Time: 8:50am
2. Ridley's Marketplace, 568 Spring Valley Court, Spring Creek, NV 89815
Date: 1-23-26 Time: 8:30am
3. Spring Creek Shell Station, 266 Spring Creek Parkway, Spring Creek, NV 89815
Date: 1-23-26 Time: 8:45am
4. Spring Creek Horse Palace, 670 Bronco Drive, Spring Creek, NV 89815
Date: 1-27-26 Time: 8:10am

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

DATED this 23 day of Jan, 2026.

By Kushan Ausha Rushy
Name: Kushan Ausha Rushy
Title: Asst Sec/Treas