



SPRING CREEK ASSOCIATION ANNUAL PROPERTY OWNER MEETING MINUTES

Spring Creek Association ("SCA") Board of Directors
Saturday, June 19, 2021, 12:00 Noon, PST
Fairway Community Center Meeting Room
401 Fairway Blvd, Spring Creek, Nevada

PRESENT: Karl Young (Tract 200), Randy Mauldin (Tract 300) and John Featherston (Tract 400)
At-Large Members: Vice Chair Tom Hannum, Jake Reed

ABSENT: Chair Josh Park (Tract 100), Molly Popp,

CORPORATE OFFICERS PRESENT: SCA Treasurer Austin-Preston

CORPORATE ATTORNEY: None

CALL TO ORDER: Vice Chair Hannum called the meeting to order at 12:00 PM.

PLEDGE OF ALLEGIANCE.

I. PRESENTATION OF THE RESULTS OF THE 2021 AT-LARGE DIRECTOR ELECTION NON-ACTION ITEM

Treasurer Austin-Preston provided the results of the 2021 At-Large Director Election. There were 3 individuals who filed for the open At-Large seats: Thomas Hannum, Molly Popp, and Jake Reed.

Pursuant to Bylaw 5.3.b that if only one (1) qualified nomination is made for a vacant position, such nominee shall automatically be deemed and declared elected, and balloting shall be dispensed with in respect to that particular vacancy. Therefore, Thomas Hannum, Molly Popp and Jake Reed were declared elected for the 4-year term.

II. UPDATE ON THE 2020 SPRING CREEK ASSOCIATION AUDIT REPORT. NON-ACTION ITEM

Treasurer Austin-Preston provided an update on the 2020 Spring Creek Association audit. The audit is still in process, and we hope to have it completed and presented to the Board as soon as possible.

III. GENERAL DISCUSSION REGARDING SPRING CREEK ASSOCIATION INCLUDING THE GENERAL PLAN, PROJECTS, AND OTHER MATTERS AS MAY BE BROUGHT FORTH BY THE PROPERTY OWNERS. NON-ACTION ITEM

VP Kerr and Treasurer Austin-Preston presented slides, gave updates regarding the Spring Creek Association and answered questions from property owners to include the following:

- ♦ History of the HOA
- ♦ Where assessments are spent
 - ♦ Budget
- ♦ Communications
- ♦ Key issues including:
 - ♦ 2021 Large Projects
 - Splash pad, Multi-court, HP arena, Football fields, Marina water quality, Security camera and gate systems.
 - ♦ Internet
 - ♦ Natural Gas
 - ♦ Snow Removal
 - ♦ Programs (Blue Reflector and Neighbor to Neighbor)
 - ♦ Online Reservation System
 - ♦ Grants
 - Landowner defensible space cost share
 - ♦ Commercial development
 - ♦ Roads
 - ♦ Committee of Architecture (“COA”) role
 - ♦ Rules & Policies
 - ♦ Water/Sewer
 - ♦ Committees
 - ♦ Community Events

IV. COMMENTS BY THE GENERAL PUBLIC

ACTION SHALL NOT BE TAKEN

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.

No public comment was received.

V. ADJOURNMENT

The meeting adjourned at approximately 1:08 p.m.