



## **SPRING CREEK ASSOCIATION BOARD OF DIRECTORS SPECIAL MEETING MINUTES**

Spring Creek Association ("SCA") Board of Directors  
Wednesday, May 1, 2020, 1:00 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:** Chair Josh Park (Tract 100), Karl Young (Tract 200), Randy Mauldin (Tract 300) and John Featherston (Tract 400)

At-Large Members: Vice Chair Tom Hannum, Molly Popp

**ABSENT:** Jake Reed (entered at 1:03pm)

**CORPORATE OFFICERS PRESENT:** SCA President Bahr, SCA Treasurer Austin-Preston

**CORPORATE ATTORNEY:** Katie Howe McConnell

**CALL TO ORDER:** Chair Park called the meeting to order telephonically at 1:00 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.

**I. 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.

**II. REVIEW, DISCUSSION AND POSSIBLE ACTION TO APPROVE AND AUTHORIZE JESSIE BAHR TO EXECUTE ALL NECESSARY DOCUMENTS FOR THE PAYCHECK PROTECTION PROGRAM FUNDS THROUGH SMALL BUSINESS ADMINISTRATION.**

***FOR POSSIBLE ACTION***

President Bahr informed the Board that SCA was approved for the Paycheck Protection Loan in the amount of \$336,700. This agenda item is required to approve Jessie to execute the loan documents.

Attorney McConnell stated that she had reviewed the requirements of the loan and while the loan requirements did not change, SCA was formed as a cooperative and identified as a non-profit on the loan documents by Nevada State Bank. She reviewed the documents and that we intend to use the loan for its purposes.

Member Reed inquired about property owners that may be having difficulties with their assessments and whether the Board could forgive their assessments. Attorney McConnell clarified that this loan could only be used for payroll expenses and utilities and that anything the Board would decide to do with assessments must be done uniformly over all properties.

Member Mauldin inquired whether SCA needed this loan and whether SCA would have the ability to pay it back. Treasurer Preston responded that in order for the loan to be forgiven, SCA would need to spend at least 75% of the loan on payroll related expenses (wages, insurance, etc), and 25 % utilities. SCA's payroll related expenses are approximately \$120,000 a month including insurance, so we feel confident that we could achieve loan forgiveness.

No public comment was received.

Member Young moved/Vice-Chair Hannum seconded that the Board authorizes Jessie Bahr to execute any and all necessary documents for the Payroll Protection Program Loan through SBA, and specifically ratifies and approves the Corporate Resolution contained therein. Motion carried (7-0)

**III. REVIEW, DISCUSSION AND POSSIBLE ACTION TO ALLOW STAFF TO OPEN SCA FACILITIES AND OR AMENITIES IN ACCORDANCE WITH THE ROADMAP TO RECOVERY FOR PHASED OPENINGS AND THE NV GOVERNOR'S DIRECTIVES.**

***FOR POSSIBLE ACTION***

President Bahr introduced the item and discussed the constantly evolving orders from the Governor regarding opening facilities throughout the state. This item would provide staff the ability to open the amenities accordingly as new directives come out for the Roadmap to Recovery.

Member Mauldin inquired on whether the playgrounds could be opened. President Bahr responded that they will not be opened at this time.

Chair Park reiterated that this item is to allow staff the discretion to open as new directives are released and prevent the need to have emergency meetings to address each area.

Vice-Chair Hannum requested that we open as much as possible as soon as possible.

Member Reed inquired about opening the interior of the Horse Palace. President Bahr clarified that the indoor arena would not be opened at this time.

Member Young asked that President Bahr use her discretion on opening as quickly as possible.

No Public Comment was received.

Member Featherston moved/Member Mauldin seconded to allow staff to use their judgement to open SCA facilities and or amenities in accordance with the Roadmap to Recovery for phased openings and the NV Governor's directives. Motion carried (7-0)

#### **IV. PUBLIC COMMENT**

#### ***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 1:23 p.m.