



SPRING CREEK ASSOCIATION COMMITTEE OF ARCHITECTURE REGULAR MEETING NOTICE

The Spring Creek Association Committee of Architecture will hold a regular meeting on **Tuesday, September 8, 2020**, 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 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 on Thursday, September 03, 2020:

SCA Office @ 401 Fairway Blvd.
Khoury's Market Community Board
Country Club Shell
SCA Horse Palace
Spring Creek Association Website: www.springcreeknv.org

The meeting can be accessed by phone by calling:

1- 669.900.6833 Meeting ID: * 813 8360 6030

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., Tuesday, September 08, 2020
At 401 Fairway Blvd, Spring Creek, NV**

AGENDA

COMMITTEE MEMBERS:

Jill Holland – Chairperson
Cassandra Banuelos- Vice Chairperson
Randy Hesterlee - Member
Diane Parker – Member
Stefanie Sisk - 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 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 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.

CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE

COMMENTS BY THE GENERAL PUBLIC

Pursuant to NRS 241 this time is devoted to comments by the general 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

1. COA RULES AND REGULATIONS REVISION

- 1.1. Discussion and consideration to perform the first reading of the **revised** Committee of Architecture, Rules and Regulations Number 2: MATERIALS AND PRACTICES **NOT ALLOWED** authorizing the use of motorcycles, ATVs, or OHVs on lots of two (2) acres or more.

FOR POSSIBLE ACTION

2. VARIANCE APPLICATIONS

- 2.1. Discussion and consideration of a formal application for a variance and deviation from those certain restrictions imposed by the recorded Declaration of Reservations and/or Committee of Architecture Rules and Regulations from White Cloud Networks NV (WCNN) in connection with Great Basin Water Company for installation of a 60 foot tower at 931 Blakeland Drive.
FOR POSSIBLE ACTION
- 2.2. Discussion and consideration of a formal application for a variance and deviation from those certain restrictions imposed by the recorded Declaration of Reservations and/or Committee of Architecture Rules and Regulations from White Cloud Networks NV (WCNN) in connection with Great Basin Water Company for installation of a 60 foot tower at 999 Palace Parkway.
FOR POSSIBLE ACTION
- 2.3. Discussion and consideration of a formal application for a variance and deviation from those certain restrictions imposed by the recorded Declaration of Reservations and/or Committee of Architecture Rules and Regulations from White Cloud Networks NV (WCNN) in connection with Great Basin Water Company for installation of a 60 foot tower at 211 Holyoke Drive.
FOR POSSIBLE ACTION
- 2.4. Discussion and consideration of a formal application for a variance and deviation from those certain restrictions imposed by the recorded Declaration of Reservations and/or Committee of Architecture Rules and Regulations from White Cloud Networks NV (WCNN) in connection with Great Basin Water Company for installation of a 60 foot tower at 615 Eagle Drive.
FOR POSSIBLE ACTION

3. PROPERTY VIOLATIONS

- 3.1. Review, discussion, and possible action regarding a property violation of the COA Rule and Regulation #13: Exterior Condition of Structures; Roof repaired or replaced at **904 Spring Valley Parkway, (Tract 202, Block 025, Lot 055)**.
FOR POSSIBLE ACTION
- 3.2. Review, discussion, and possible action regarding a property violation of the COA Rule and Regulation #13: Exterior Condition of Structures; Roof and Shed Repaired or replaced at **844 Spring Valley Parkway, (Tract 202, Block 014, Lot 010)**.
FOR POSSIBLE ACTION
- 3.3. Review, discussion, and possible action regarding a property violation of the COA Rule and Regulation #12: Inoperative/Unregistered/Unlicensed Vehicles and DOR C-15: Storage of Tools, and SCA DOR #A-1: Improvement standards at **468 Spring Valley Parkway, (Tract 202, Block 031, Lot 010)**.
FOR POSSIBLE ACTION
- 3.4. Review, discussion, and possible action regarding a property violation of the COA Rule and Regulation #12: Inoperative/Unregistered/Unlicensed Vehicles at **873 Black Oak Drive, (Tract 402, Block 004, Lot 009)**.
FOR POSSIBLE ACTION
- 3.5. Review, discussion, and possible action regarding a property violation of the COA Rule and Regulation #15: Storage of Tools and Trash at **682 Bluegrass Drive, (Tract 401, Block 009, Lot 026)**.
FOR POSSIBLE ACTION

3.6. Review, discussion, and possible action regarding a property violation of the COA Rule and Regulation #12: Inoperative/Unregistered/Unlicensed Vehicles at **306 Rustic Drive, (Tract 202, Block 007, Lot 008)**. **FOR POSSIBLE ACTION**

3.7. Review, discussion, and possible action regarding a property violation of the COA Rule and Regulation #15: Storage of Tools and Trash at **229 Country Club Parkway, (Tract 102, Block 010, Lot 027)**. **FOR POSSIBLE ACTION**

4. ANIMAL CONTROL

4.1 Report, discussion, and possible action regarding a property violation of COA Rule and Regulation #24: Domestic/Animals/Dogs/Cats: Running at large at **607 Hayland Drive, (Tract 202, Block 009, Lot 042)** **FOR POSSIBLE ACTION**

5. LEGAL REPORT

5.1. Review and discussion regarding the monthly update on property violations turned over to McConnell Law per SCA Board approval. **NON-ACTION ITEM**

6. APPROVAL OF MINUTES

6.1. Approval of minutes from the August 11, 2020 COA regular meeting. **FOR POSSIBLE ACTION**

7. REPORTS

7.1. Approve Committee of Architecture Revenue Report for August 2020. **FOR POSSIBLE ACTION**

7.2. Approve Committee of Architecture Violation Report for August 2020. **FOR POSSIBLE ACTION**

8. PUBLIC COMMENT

Pursuant to NRS 241 this time is devoted to comments by the general 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**

9. NEXT REGULAR MEETING

The next regular meeting of the Committee of Architecture is scheduled for Tuesday, October 13, 2020 at 5:30pm. **NON-ACTION ITEM**

10. ADJOURN MEETING

ACTION ITEM

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 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.

APPEALS OF COA DECISIONS:

Pursuant to COA decisions regarding Boundary Line Adjustments, Zoning Changes, Variances or Conditional Use Applications, Nuisance Violations or Home Occupations:

- Any member of Spring Creek Association aggrieved by a decision made regarding any of the above stated decisions by the Spring Creek Association Committee of Architecture may appeal the decision within thirty (30) days of the date the Committee of Architecture made its final decision, to the Board of Directors of the Spring Creek Association, unless the subject of the appeal is a direct violation of the SCA DOR's or the COA Rules and Regulations.
- The Notice of Appeal shall be filed with the Corporate Secretary of Spring Creek Association.
- The Notice of Appeal shall be in writing and shall specify the grounds for the appeal.
- **A non-refundable fee of \$50.00 will be due and payable at the time the appeal was filed.**
- A form for the Notice of Appeal is attached herewith and forms shall be available at the Spring Creek Association office.