

BOARD OF DIRECTORS

Steve Muzinich—President
Katie Gillispie—Vice President
David Knight—Treasurer
Teresa Morros -Secretary
Sonny Javier—Director

**MILLER MEADOWS HOMEOWNERS ASSOCIATION
Board of Directors Meeting Agenda**

Date: August 24, 2026
Time: 1:00 P.M.

Location: Muzinich Residence
302 Avocet Ct.
Fernley, NV 89408

HOA MAILING ADDRESS:

P.O. Box 68
Fernley, Nevada 89408

1. Call to Order and Roll Call

2. Homeowner Comments

Please limit comments to three (3) minutes and to items listed on this agenda.

3. Approval of Minutes

Discussion and possible action to approve the June 18, 2026, Board Meeting Minutes.

4. Reports

(a) Treasurer's Report

5. Committee Reports

- (a) Architectural Control Committee (ACC)
- (b) Covenants, Conditions & Restrictions (CC&R) Committee

6. Old Business

Adopt qualifications to qualify as a board member

7. New Business

- (a) Discussion/Action Item: Possible purchase of irrigation water from City of Fernley
- (b) Discussion: Clarification of existing CC&R language in accordance with NRS 116.3102
- (c) Discussion Item: Collection/Fine policy for CC&R violations
- (d) Discussion Item: Launching of the new HOA website—www.millermeadowsfernley.com

8. Homeowner Comments

Please limit comments to three (3) minutes regarding any other issues affecting the community.

9. President and Board Comments

10. Adjournment

Notice to Homeowners

Meeting minutes will be posted on the Miller Meadows HOA website within ten (10) days following the meeting.

www.millermeadowsfernley.com