BEFORE THE COMMISSION FOR COMMON-INTEREST COMMUNITIES AND CONDOMINIUM HOTELS

STATE OF NEVADA

SHARATH CHANDRA, Administrator, REAL ESTATE DIVISION, DEPARTMENT OF BUSINESS & INDUSTRY, STATE OF NEVADA, Petitioner, vs. LAS VEGAS MOTORCOACH RESORT OWNERS ASSOCIATION, (Entity No. C2830-2001), Respondent.	Case No. 2024-454

FILED

OCT 08 2026

NEVADA COMMISSION FOR COMMON INTEREST COMMUNITIES AND CONDOMINIUM HOTELS

ORDER FROM SEPTEMBER 8, 2026, HEARING

The above-captioned matter came before the Commission for Common-Interest Communities and Condominium Hotels, State of Nevada (the "Commission"), for a status check during its regularly scheduled meeting on September 8, 2026. RESPONDENT ASSOCIATION Las Vegas Motorcoach Resort Owners Association ("RESPONDENT ASSOCIATION") was represented by Troy Dickerson, Esq. ("Mr. Dickerson"), and attended by Sean Gallegos, on behalf of First Residential, the provisional community association manager for RESPONDENT ASSOCIATION. William C. Peper, Deputy Attorney General with the Nevada Attorney General's Office, appeared on behalf of the Real Estate Division of the Department of Business and Industry, State of Nevada (the "Division").

By Stipulation, the RESPONDENT ASSOCIATION and the Division agreed to the admission of Division Exhibits marked CICCH 0001 - 0301, and RESPONDENT ASSOCIATION exhibits marked LVMR 001 - 083.

The hearing proceeded, with Mr. Peper clarifying that the complaint's core claims, that RESPONDENT ASSOCIATION had failed to submit audited financial statements

for 2022 and 2023, remained outstanding. Mr. Dickerson acknowledged that the two indicated sets of satisfactory audited financial statements remained unfiled and further acknowledged that RESPONDENT ASSOCIATION had admitted the key allegations in the complaint. Mr. Dickerson, at the invitation of the Commission, proceeded to explain the logistical problems due to changes in management, vendors, CPA auditors, and that now the RESPONDENT ASSOCIATION had an entirely new slate of directors, who have now learned that many key records have gone missing or remain in the custody of prior community managers.

Mr. Gallegos, the provisional CAM for RESPONDENT ASSOCIATION, explained their role in attempting to assist with resolving the issues. Mr. Dickerson asserted that the records have gone missing, remain missing, and that the RESPONDENT ASSOCIATION has made several futile attempts directed towards obtaining these records.

Mr. Dickerson stated that the former CPA was now willing to undertake the task of completing these audits, and that the expectation was to have them completed, ideally, at least 10 calendar days prior to the December hearing stack. Mr. Dickerson stated that he believed that RESPONDENT ASSOCIATION has completed audited statements for 2024 and 2025, and that they have been accepted by the Division.

Attorney Peper confirmed that Mr. Dickerson had been regularly providing updates regarding the work to obtain the lost or missing records, and to secure a CPA who could complete the work.

The Commission, being fully apprised of the premises and good cause appearing, hereby ORDERS as follows:

1. The above-captioned matter is hereby continued to the December 8, 9 and 10, 2026 hearing stack.

2. Except as otherwise expressly stated herein, all provisions of any prior Orders shall remain in full force and effect.

IT IS SO ORDERED.

Dated: October 8 2026.

COMMISSION FOR COMMON-INTEREST COMMUNITIES AND CONDOMINIUM HOTELS DEPARTMENT OF BUSINESS & INDUSTRY STATE OF NEVADA

By: _____
JUNE HEYDARIAN, COMMISSION CHAIR

Submitted by:

AARON D. FORD
Attorney General

By: */s/ William C. Peper*
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