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. Sierra Ranchos Property Owners Association, Respondents.	Case No. 2018-1663

FILED
JUL 25 2024
NEVADA COMMISSION FOR COMMON INTEREST COMMUNITIES AND CONDOMINIUM HOTELS

ORDER FROM JUNE 11, 2024, STATUS CHECK

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 June 11, 2024. RESPONDENT ASSOCIATION Sierra Ranchos Property Owners Association ("RESPONDENT ASSOCIATION") was represented by board member and President Loren Pierce. Phil W. Su, Esq., Senior 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").

Attorney Su directed the Commission's attention to documents provided by Mr. Pierce, including permits from Washoe County and emails regarding ongoing efforts to secure roadwork estimates. Mr. Pierce provided additional information regarding the RESPONDENT ASSOCIATION'S ongoing efforts to secure bids but anticipated that work would not be feasible until early fall. The Commission asked questions regarding the adequacy of funding for the anticipated work, the timing for any further special assessments, and if the RESPONDENT ASSOCIATION would be seeking financing for the roadwork from an outside source.

After discussion and deliberations, and for good cause appearing, the Commission ordered the following.

1. RESPONDENT ASSOCIATION, by and through its representative(s), is ordered to attend the Commission's September 2024 meeting stack, beginning on September 10, 2024, to provide a further status update regarding its efforts to initiate the required roadwork.

2. At least ten (10) days prior to the start of the September 2024 meeting stack, RESPONDENT ASSOCIATION shall provide to the Division updates on the roadwork bids and a general progress update of the work, if any; details and timing of any further special assessments; and any terms of financing, if relevant.

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

IT IS SO ORDERED.

Dated: July 25th, 2024.

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

By: _____
CHAIRWOMAN OF THE COMMISSION

Submitted by:

AARON D. FORD
Attorney General

By: */s/ Phil W. Su*
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