

1 **BEFORE THE COMMISSION FOR COMMON-INTEREST**
2 **COMMUNITIES AND CONDOMINIUM HOTELS**
3 **STATE OF NEVADA**

4 Sharath Chandra, Administrator, Real
5 Estate Division, Department of Business
6 & Industry, State of Nevada,

7 Petitioner,

8 vs.

9 Vistana Condominium Owners
10 Association, Larry Fitch, Anthony Kneip,
11 Lynn Williams; and Ardyce Nelson,
12 Respondents.

Case Nos. 2015-8878

FILED

MAR 13 2018

**NEVADA COMMISSION OF
COMMON INTEREST COMMUNITIES
AND CONDOMINIUM HOTELS**

13 **ORDER**

14 This matter came on for hearing before the Commission for Common-Interest
15 Communities and Condominium Hotels, Department of Business and Industry, State of
16 Nevada (the "Commission"), during a regular agenda on March 6, 2018, at the Nevada
17 State Business Center, 3300 W. Sahara Avenue, Nevada Room, Suite 400, Las Vegas,
18 Nevada 89102 with videoconferencing to Department of Business & Industry, Director's
19 Office, 1830 East College Parkway, Suite 100, Carson City, Nevada 89706 (the
20 "Hearing"). Richard Haakin appeared on behalf of Vistana Condominium Owners
21 Association, Larry Fitch, Anthony Kneip, Lynn Williams and Ardyce Nelson (the
22 "Respondents"). Respondent Kneip and community manager Lynn Blaylock also
23 appeared. Michelle Briggs, Senior Deputy Attorney General with the Nevada Attorney
24 General's Office, appeared on behalf of the Real Estate Division of the Department of
25 Business and Industry, State of Nevada (the "Division").

26 Pursuant to the Commission's Findings of Fact, Conclusions of Law, and Order
27 dated September 19, 2017 (the "Order"), the Respondents were to report on the status of
28 their progress of the requirements in the Order.

1 The Order required payment of an administrative fine no later than January 1,
2 2018. The board members had not paid the fine nor made any attempt to make a partial
3 payment.

4 The Association's attorney represented that the board members completed 9 hours
5 of board education classes offered by the Division, but did not provide written verification.

6 The Association's manager reported on her status of refunding owners who paid a
7 fine when their vehicles were towed in August 2014.

8 After discussion and deliberation, the Commission, by unanimous vote, ordered as
9 follows:

10 1. RESPONDENTS LARRY FITCH, ANTHONY KNEIP, LYNN WILLIAMS,
11 and ARDYCE NELSON shall each, individually pay the administrative fine as previously
12 ordered totaling \$5,128.40 by paying \$100 per month, due on or before the first of each
13 month, until the full amount of the total fine is paid. The first payment is due on or before
14 April 1, 2018.

15 2. The Association shall send out in its next monthly newsletter notice to all
16 owners and residents that if anyone paid a fine as a result of their vehicles being towed in
17 August of 2014 to contact the Association for repayment.

18 ///

19 ///

20 ///

1 3. RESPONDENTS shall report back to the Commission regarding the status
2 of their compliance with this Order at its next meeting scheduled for June 19-21, 2018.

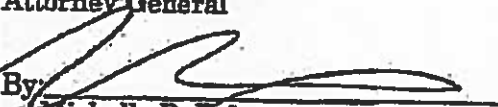
3 Dated: March 13th, 2018.

4 Commission for Common-Interest Communities
5 and Condominium Hotels, Department of Business
6 & Industry, State of Nevada

7 By: 
8 Michael Burke, Chairman

9 Submitted by:

10 ADAM PAUL LAXALT
11 Attorney General

12 By: 
13 Michelle D. Briggs
14 Senior Deputy Attorney General
15 555 East Washington Avenue, Suite 3900
16 Las Vegas, Nevada 89101
17 (702) 486-3809
18 Attorneys for Real Estate Division
19
20
21
22
23
24
25
26
27
28