



DEPARTMENT OF BUSINESS AND INDUSTRY
REAL ESTATE DIVISION

www.red.nv.gov

**NOTICE & AGENDA OF PUBLIC MEETING
OF THE
NEVADA REAL ESTATE COMMISSION**

DECEMBER 5-7, 2017

The Nevada Real Estate Commission will conduct a meeting beginning **Tuesday, DECEMBER 5, 2017, at 9:00 a.m. and each day thereafter at 9:00 a.m. through Thursday, DECEMBER 7, 2017, or until the Commission concludes its business at the following locations:**

DECEMBER 5-7, 2017 – 9:00 AM

Nevada State Business Center
3300 West Sahara Avenue
4th Floor - Nevada Room
Las Vegas, Nevada 89102

VIDEO CONFERENCE TO:

Department of Business & Industry
Director's Office
1830 College Pkwy. – 1st Floor
Carson City, Nevada 89706

COMMISSIONERS WILL BE IN LAS VEGAS

STACKED AGENDA: Below is an agenda of all items scheduled to be considered. Unless otherwise stated, items may be taken out of the order presented on the agenda by the discretion of the President. Items may also be combined for consideration or pulled or removed from the agenda at any time. Persons who have business before the Commission are solely responsible to see that they are present when their business is conducted. Public Comment may be limited to three minutes per person at the discretion of the President. The Commission may only take action on those items denoted as potential action items.

NOTICE: Reasonable efforts will be made to assist and accommodate physically handicapped persons desiring to attend the meeting. Please call Rebecca Hardin at (702) 486-4074, so arrangements may be conveniently made.

NOTICE: Prior to the commencement and conclusion of a contested case or a quasi judicial proceeding that may affect the due process rights of an individual the Commission may refuse to consider public comment. See NRS 233B.126.

1. COMMISSION/DIVISION BUSINESS

- A) Call to order; introduction of commissioners in attendance; and establish quorum.
- B) Swearing in of reappointed commissioner.
- C) Introduction of Division staff in attendance.

2. PUBLIC COMMENT

Members of the public are encouraged to address the commission regarding any matter. However, no action may be taken on a matter. No comments may be made regarding a matter that is or may be the subject of a formal complaint before the commission until after that matter is heard.

Comment may not be limited based on viewpoint. Persons who desire to submit written testimony should submit ten (10) copies to the commission coordinator. ***PUBLIC COMMENT MAY BE LIMITED TO THREE MINUTES PER PERSON AT THE DISCRETION OF THE CHAIRPERSON***

3. COMMISSION/DIVISION BUSINESS

- A) Discussion regarding Administrator's report.
- B) Discussion regarding the Disciplinary Report.
- C) Discussion regarding the Compliance Section's current caseload report, including a summary of recent topics of complaints filed.
- D) Discussion regarding the Administrative Sanction Report.
- E) Discussion regarding Continuing Education Supervisor's reports on:
 - 1. Continuing education course audit program report;
 - 2. Continuing education certificate issues and midterm education record-keeping;
 - 3. Continuing education and post education roster upload submittals issues.
- F) Discussion regarding the Property Management Work Group meeting conducted on November 21, 2017.
- G) Discussion regarding presentation of ARELLO Commission College certificates to Commissioners Opatik and Schwartz.
- H) For possible action: Discussion and decision regarding changes to the Division's process for licensees to receive continuing education credits for attending Commission meetings pursuant to NAC 645.467.
- I) For possible action: Discussion and decision to approve minutes of the August 15-16, 2017 meeting.
- J) For possible action: Discussion and decision on date, time, place & agenda items for upcoming meetings, including setting meeting dates for 2018.
- K) Commissioner comments.

4. FOR POSSIBLE ACTION: LICENSE DENIAL APPEAL FOR DECISION

- 1. **John Chia-Chang Lin**, for possible action
FILE No. S-LDA-18-001

Note: Pursuant to NRS 241.030(1), The Nevada Real Estate Commission may conduct a closed meeting to consider the character, allegations of misconduct, professional competence, or physical and mental health of a person.

- 1) Discussion in closed session.
- 2) Discussion and possible action in open session.

- 2. **Brendon Smith**, for possible action
FILE No. S-LDA-18-002

Note: Pursuant to NRS 241.030(1), The Nevada Real Estate Commission may conduct a closed meeting to consider the character, allegations of misconduct, professional competence, or physical and mental health of a person.

- 1) Discussion in closed session.
- 2) Discussion and possible action in open session.

3. **Nelson L. Cohen**, for possible action
FILE No. S-LDA-18-003

Note: Pursuant to NRS 241.030(1), The Nevada Real Estate Commission may conduct a closed meeting to consider the character, allegations of misconduct, professional competence, or physical and mental health of a person.

- 1) Discussion in closed session.
- 2) Discussion and possible action in open session.

5. FOR POSSIBLE ACTION: DISCUSSION AND DECISION REGARDING RESPONDENT'S PETITION FOR RECONSIDERATION OF DISCIPLINARY TERMS

1. **NRED v JULIANN R. SOKACH**
CASE # 2015-620
LICENSE NO's.: S.0061974 (ACTIVE) & PM.0162910 (ACTIVE)

6. FOR POSSIBLE ACTION: DISCUSSION AND DECISION REGARDING RESPONDENT'S PETITION FOR REHEARING

1. NRED v **Robert David Coleman**, for possible action
Case # 2015-3859
License No's.: S.0174421 (REVOKED) & PM.0166577 (REVOKED)
2. NRED v **Reda Maria Guden**, for possible action
Case # 2016-2130
License No's.: B.0046866.LLC (ACTIVE) & PM.0163582.BKR (ACTIVE)
3. NRED v **Sharon (Dylan) Shina**, for possible action
Case # RES 13-11-05-153
License No.: S.0062067 (INACTIVE)

7. FOR POSSIBLE ACTION: DISCIPLINARY ACTION

1. NRED v **Gordon Robert Allred**, for possible action
Case # 2016-1734
License No.: UNLICENSED
2. NRED v **Marilisa Debarros**, for possible action
Case # 2015-3860
License No's.: B.0018282.CORP (EXPIRED); B.1001690.INDV (EXPIRED);
BS.0018282 (EXPIRED); PM.0164884.BKR (EXPIRED)
and PM.0166598.BKR (EXPIRED)
3. NRED v **Marilisa Debarros**, for possible action
Case # 2016-3133
License No's.: B.0018282.CORP (EXPIRED); B.1001690.INDV (EXPIRED);
BS.0018282 (EXPIRED); PM.0164884.BKR (EXPIRED)
and PM.0166598.BKR (EXPIRED)
4. NRED v **Benjamin M. Donlon**, for possible action
Case # 2017-628
License No's.: B.1001488.CORP (SUSPENDED) and PM.0165092.BKR (SUSPENDED)

5. NRED v **Laurince Lovelife**, for possible action
Case # 2017-1342
License No.: UNLICENSED
6. NRED v **Alvin Mansour**, for possible action
Case # 2016-2402
License No.: UNLICENSED
7. NRED v **Kevin Mansour**, for possible action
Case # 2016-2403
License No.: UNLICENSED
8. NRED v **Darren Pringle**, for possible action
Case # 2017-1170
License No's.: B.1001103.CORP (INACTIVE) and PM.0059065.BRK (INACTIVE)
9. NRED v **Zachary Roberts**, for possible action
Case # 2017-1209
License No.: BS.144623 (ACTIVE)
10. NRED v **Martha J. Rogers**, for possible action
Case # 2017-31
License No's.: B.0025313.CORP (ACTIVE) and PM.0125313.BKR (ACTIVE)
11. NRED v **Martha J. Rogers**, for possible action
Case # 2017-714
License No's.: B.0025313.CORP (ACTIVE) and PM.0125313.BKR (ACTIVE)
12. NRED v **J. Mario Sanchez**, for possible action
Case # RES 15-08-175-336
License No.: B.0025442.INDV (ACTIVE)
13. NRED v **Perry A. White**, for possible action
Case # 2016-2032
License No's.: BS.0034578 (ACTIVE) and B.0034578.CORP (INACTIVE)
14. NRED v **Perry A. White**, for possible action
Case # 2016-2405
License No's.: BS.0034578 (ACTIVE) and B.0034578.CORP (INACTIVE)
15. NRED v **Nenad Zivkovic**, for possible action
Case # 2016-2404
License No.: S.0072029 (ACTIVE)

8. PUBLIC COMMENT

Members of the public are encouraged to address the commission regarding any matter. However, no action may be taken on a matter. No comments may be made regarding a matter that is or may be the subject of a formal complaint before the commission until after that matter is heard. Comment may not be limited based on viewpoint. Persons who desire to submit written testimony should submit ten (10) copies to the commission coordinator. ***PUBLIC COMMENT MAY BE LIMITED TO THREE MINUTES PER PERSON AT THE DISCRETION OF THE CHAIRPERSON.***

9. FOR POSSIBLE ACTION: ADJOURNMENT

THIS NOTICE AND AGENDA HAS BEEN POSTED ON OR BEFORE 9:00 A.M. ON THE THIRD WORKING DAY BEFORE THE MEETING AT THE FOLLOWING LOCATIONS:

Action Realty
3250 South Highway 160, Suite 11
Pahrump, Nevada 89048

Century 21/Sonoma Realty
1099 W. Winnemucca Bl.
Winnemucca, Nevada 89445

Desert Mountain Realty
1060 East Aultman Street
Ely, Nevada 89301

Elko County Association of REALTORS
557 West Silver, Suite 301A
Elko, Nevada 89801

Grant Sawyer Building
555 E. Washington Avenue
Las Vegas, Nevada 89101

Greater Las Vegas Association of REALTORS
1750 East Sahara Avenue
Las Vegas, Nevada 89104

Isom Realty & Insurance
P.O. Box 670
420 Third Street
Hawthorne, Nevada 89415

Nevada Association of REALTORS
760 Margrave Drive, Suite. 200
Reno, Nevada 89510

Nevada State Business Center
3300 West Sahara Avenue
Director's Office – 4th Floor
Las Vegas, Nevada 89102

Nevada State Business Center
3300 West Sahara Avenue
Second Floor Lobby
Las Vegas, Nevada 89102

Nevada Real Estate Division
1818 E. College Parkway, Suite 110
Carson City, Nevada 89706

Reiss Properties & Reiss Realty
2510 West Horizon Ridge Parkway, # 230
Henderson, Nevada 89052

Reno/Sparks Association of REALTORS
5650 Riggins Court, Suite 200
Reno, Nevada 89502

Sierra Nevada Association of REALTORS
300 South Curry Street, #3
Carson City, Nevada 89703

Nevada Public Notice Website
<https://notice.nv.gov/>

State of Nevada
Dept. of Business & Industry
State Real Estate Division

INTERNET PAGE:
[http://red.nv.gov/Content/Meetings/Real Estate Calendar](http://red.nv.gov/Content/Meetings/Real_Estate_Calendar)

CONTACT FOR SUPPORTING MATERIALS FOR LISTED AGENDA ITEMS:

REBECCA HARDIN
Commission Coordinator
Nevada Real Estate Division
3300 W. Sahara Avenue, Suite 350
Las Vegas, Nevada 89102

Phone: 702-486-4074
Email: rhardin@red.nv.gov