

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

JAN 21 2025

NEVADA COMMISSION FOR
COMMON INTEREST COMMUNITIES
AND CONDOMINIUM HOTELS

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ORDER FROM DECEMBER 3, 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 December 3, 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 confirmation that he and the other incumbent board members were re-elected to the board in their November 25, 2024, election, and regarding the roadwork to be performed by retained contractor PEC, which was scheduled to begin on December 9, 2024. Mr. Pierce provided additional information regarding the RESPONDENT ASSOCIATION'S ongoing efforts to prepare for the planned roadwork and explained that the roadwork was scheduled to be completed by February 2025, assuming no weather delays. The Commission, being fully apprised of the premises and good cause appearing,

1 hereby ORDERED:

2 1. RESPONDENT ASSOCIATION, by and through its representative(s), is
3 ordered to attend the Commission's March 11-13, 2025, hearing stack, to provide a further
4 status update regarding the work performed in the intervening period.

5 2. At least ten (10) calendar days prior to the start of the March 11, 2025,
6 meeting stack, RESPONDENT ASSOCIATION shall provide to the Division any relevant
7 documents regarding efforts to complete the road work project.

8 3. Except as otherwise expressly stated herein, all provisions of any prior
9 Orders shall remain in full force and effect.
10

11 IT IS SO ORDERED.

12 Dated: January 21st, 2025.

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

17 By: 
18 CHAIRPERSON OF THE COMMISSION

19 Submitted by:

20 AARON D. FORD
21 Attorney General

22 By: /s/ Phil W. Su
23 PHIL W. SU, ESQ.
24 Senior Deputy Attorney General
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26 Las Vegas, Nevada 89119
27 Attorneys for Real Estate Division
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