

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

4 SHARATH CHANDRA, Administrator,  
5 REAL ESTATE DIVISION, DEPARTMENT  
6 OF BUSINESS AND INDUSTRY,  
7 STATE OF NEVADA,

8                                   Petitioner,

9 vs.

10 WINE RIDGE ESTATES HOMEOWNERS'  
11 ASSOCIATION, FERNANDO HERRERA,  
12 REBECCA COINS,

13                                   Respondents.

Case No. 2021-942

**FILED**

DEC 20 2024

NEVADA COMMISSION FOR  
COMMON INTEREST COMMUNITIES  
AND CONDOMINIUM HOTELS

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14                                   **ORDER DENYING MOTION TO SHOW CAUSE**

15                   On November 1, 2024, the Petitioner Sharath Chandra, Administrator of the Real Estate Division,  
16 Department of Business and Industry of the State of Nevada (“Division”) moved the Commission for  
17 Common-Interest Communities and Condominium Hotels (“Commission”) pursuant NAC 116.560 for  
18 an order directing WINE RIDGE ESTATES HOMEOWNERS’ ASSOCIATION, (the “Association”),  
19 FERNANDO HERRERA and REBECCA COINS (collectively, “RESPONDENTS”), to appear  
20 and show cause why they should not be held in breach of violating the Commission’s Stipulation and  
21 Order for Settlement of Disciplinary Action dated June 21, 2023, filed June 23, 2023, with supporting  
22 Exhibits A-C.

23                   On November 26, 2024, the RESPONDENT filed its Response and Status Update, with  
24 Exhibits A-N.

25                   The matter came before the Nevada Real Estate Commission (“Commission”) for hearing on  
26 Tuesday, December 3, 2024. Ryan D. Hastings, with Leach Kern Gruchow Song, appeared on behalf of  
27 RESPONDENTS, with board members Fernando Herrera and Rebbeca Coins, along with Community  
28 Association Manager Connie Colwell (CAM.0009858) with Sierra Community Management. Deputy  
Attorney General Christal Park Keegan appeared on behalf of the Division.

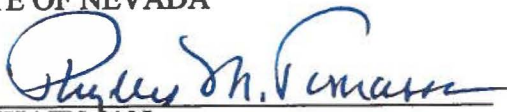
1 The matter having been submitted for decision, based on the Commission's consideration of the  
2 oral arguments presented during the hearing and the filed documents, the Commission now enters  
3 its Order.

4 **ORDER**

5 **IT IS HEREBY ORDERED** that Petitioner's Request for Good Cause is denied, as a showing  
6 of compliance has been made, and the case ordered closed.

7 DATED this 20 day of December, 2024.

8  
9 COMMISSION FOR COMMON-INTEREST  
10 COMMUNITIES AND CONDOMINIUM HOTELS,  
11 DEPARTMENT OF BUSINESS AND INDUSTRY,  
12 STATE OF NEVADA

13  
14 By:   
15 CHAIRMAN

16 Submitted by:

17 AARON D. FORD  
18 Attorney General

19 By:   
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