

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, STATE  
7 OF NEVADA,

8                                   Petitioner,

9 vs.

10 DEL REY ESTATES HOMEOWNERS  
11 ASSOCIATION,  
12 (Entity Number C11413-1995)


13                                   Respondent.

Case No. 2023-929

**FILED**

SEP 25 2024

NEVADA COMMISSION FOR  
COMMON INTEREST COMMUNITIES  
AND CONDOMINIUM HOTELS



14                                   **ORDER**

15                   This matter came on for hearing before the Commission for Common-Interest  
16 Communities and Condominium Hotels, State of Nevada (the "Commission") during a  
17 regular agenda set on a three-day stack beginning at 9:00 a.m. on September 10, 2024 (the  
18 "Hearing."). Henry H. Kim, with Gordon Rees Scully Mansukhani, appeared on behalf of  
19 Del Rey Estates Homeowners Association ("RESPONDENT") with board members Dean  
20 Allen, Glen Norris, and Anthony Marks. Christal P. Keegan, Deputy Attorney General  
21 with the Nevada Attorney General's Office, appeared on behalf of the Real Estate Division  
22 of the Department of Business and Industry, State of Nevada (the "Division").

23                   Pursuant to the Commission's Order filed June 20, 2024, the RESPONDENT  
24 appeared at the Commission Meeting to provide a status report and its Report filed  
25 September 6, 2024 was considered.

26 ...

27 ...

28 ...

1  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28

**ORDER**

The Commission, being fully apprised in the premises and good cause appearing,  
ORDERS as follows:

1. RESPONDENT shall return to the December 3-5, 2024 Commission Meetings and provide information previously requested in its June 20, 2024 Order, specifically:

- a. Approved reserve study;
- b. Adopted budget for 2025; and
- c. Determine with a CPA if tax returns are required for this Association, and to provide that information to the Commission.

2. RESPONDENT shall also consider a management company.

3. RESPONDENT shall provide a status report submitted no less than ten (10) business days prior the Commission Meeting.

4. Pursuant to NRS 116.785, if the RESPONDENT violates any Commission order, the Commission may impose an administrative fine of not more than \$1,000 for each violation.

5. The Commission retains jurisdiction for correcting any errors that may have occurred in the drafting and issuance of this document.

DATED this 25<sup>th</sup> day of September, 2024.

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

By:   
PHYLLIS TOMASSO  
CHAIRWOMAN

1 Submitted by:

2 AARON D. FORD  
3 Attorney General

4 *epkeegan*

5 By: \_\_\_\_\_  
6 CHRISTAL P. KEEGAN (Bar No. 12725)  
7 Deputy Attorney General  
8 5420 Kietzke Lane, Suite 202  
9 Reno, Nevada 89511  
10 (775) 687-2141  
11 ckeegan@ag.nv.gov

12 *Attorney for Real Estate Division*

13 Approved as to form:

14 GORDON REES SCULLY MANSUKHANI

15 [Draft sent on Monday 9/16/2024 at 8:55 AM PT,  
16 with approval requested by 9/20/2024 – no response  
17 as of Monday, 9/23/2024]

18 By: \_\_\_\_\_  
19 HENRY H. KIM (Bar No. 14390)  
20 300 South Fourth Street, Suite 1550  
21 Las Vegas, NV 89101

22 *Attorney for Respondent*

23  
24  
25  
26  
27  
28