

FILED

AUG 20 2024

NEVADA COMMISSION FOR  
COMMON INTEREST COMMUNITIES  
AND CONDOMINIUM HOTELS

*m. gallo*

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

Steven Loizzi, Jr., Esq.  
Nevada Bar No. 10920  
HOA LAWYERS GROUP, LLC  
7495 W. Azure Drive, Suite 250  
Las Vegas, NV 89130  
Phone: (702) 815-0717  
steve@hoalg.vegas  
*Attorney for Respondents*  
*REGENCY VILLAGE OWNERS ASSOCIATION;*  
*RALPH GLOVER; KARI CRAMER; and*  
*YOLANDA MCANNALY*

**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,

Case No.: 2023-713

Petitioner,

vs.

REGENCY VILLAGE OWNER'S ASSOCIATION, INC.; RALPH GLOVER; KARI CRAMER; and YOLANDA MCANNALY,

Respondents.

**REGENCY VILLAGE OWNER'S ASSOCIATION, INC.'S ANSWER TO THE  
COMPLAINT**

COMES NOW, Respondents REGENCY VILLAGE OWNER'S ASSOCIATION, INC.; RALPH GLOVER; KARI CRAMER; and YOLANDA MCANNALY (hereinafter collectively referred to as "Respondents"), by and through their attorney of record, Steven Loizzi, Jr., Esq. of HOA LAWYERS GROUP, and files their Answer to Petitioner, REAL ESTATE DIVISION'S Complaint as follows:

**FACTUAL ALLEGATIONS**

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

1. Answering Paragraph 1 of the Complaint, respondents admit the allegations contained therein.

2. Answering Paragraph 2 of the Complaint, there are no charging allegations contained therein to which the respondents need reply. To the extent said Paragraph contains any such allegations, they are generally and specifically denied.

3. Answering Paragraph 3 of the Complaint, there are no charging allegations contained therein to which the respondents need reply. To the extent said Paragraph contains any such allegations, they are generally and specifically denied.

4. Answering Paragraph 4 of Complaint, respondents lack sufficient information or belief to admit or deny the allegations contained therein and, on that basis, generally and specifically deny said allegations.

5. Answering Paragraph 5 of the Complaint, respondents generally and specifically deny the allegations contained therein.

6. Answering Paragraph 6 of the Complaint, respondents generally and specifically deny the allegations contained therein.

7. Answering Paragraph 7 of the Complaint, respondents generally and specifically deny the allegations contained therein.

8. Answering Paragraph 8 of the Complaint, respondents generally and specifically deny the allegations contained therein.

9. Answering Paragraph 9 of the Complaint, respondents lack sufficient information or belief to admit or deny the allegations contained therein and, on that basis, generally and specifically deny said allegations.





**CERTIFICATE OF SERVICE**

I hereby certify that on the 18<sup>th</sup> day of August, 2024, I caused service of a true and correct copy of the foregoing document via US Mail to the following:

Phil W. Su, Esq.  
Senior Deputy Attorney General  
555 E. Washington Ave., Ste. 3900  
Las Vegas, NV 89101  
Tel: (702) 486-3655

/s/ Jona L. Lepoma  
an employee of HOA LAWYERS GROUP

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