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NEVADA COMMISSION FOR
COMMON INTEREST COMMUNITIES
AND CONDOMINIUM HOTELS

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ROBERT E. SCHUMACHER, ESQ.
Nevada Bar No. 7504
GORDON REES SCULLY MANSUKHANI, LLP
300 S. 4th Street, Suite 1550
Las Vegas, NV 89101
Telephone: (702) 577-9300
Direct Line: (702) 577-9319
Facsimile: (702) 255-2858
Email: rschumacher@grsm.com

Attorneys for Respondent,
DEL REY ESTATES HOMEOWNERS ASSOCIATION

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

SHARATH CHANDRA, Administrator,)	CASE NO. 2023-929
REAL ESTATE DIVISION, DEPARTMENT OF)	
BUSINESS AND INDUSTRY, STATE OF)	
NEVADA;)	
)	RESPONDENT DEL REY
)	ESTATES HOMEOWNERS
Petitioner)	ASSOCIATION'S COMPLIANCE
)	REPORT
vs.)	
)	
DEL REY ESTATES HOMEOWNERS)	
ASSOCIATION,)	
(Entity Number C11413-1995))	
)	
Respondent.)	
)	

RESPONDENT, DEL REY ESTATES HOMEOWNERS ASSOCIATION

("Respondent" or the "HOA"), hereby submits this Compliance Report pursuant to the Commission for Common-Interest Communities and Condominium Hotels, State of Nevada's (the "Commission") Order of today's date and, to the extent it was incorporated into the Order of today's date, the disclosure obligations enumerated in the Commission's prior Order dated September 25, 2024. Specifically, Respondent provides to the Commission and Christal P. Keegan, Deputy Attorney General with the Nevada Attorney General's Office, counsel for the Real Estate Division of the Department of Business and Industry, State of Nevada (the "Division") the

Gordon Rees Scully Mansukhani, LLP
300 S. 4th Street, Suite 1550
Las Vegas, NV 89101

1 following:

- 2 1. Del Rey Estates Homeowners Association’s 2025 budget (the “2025 Budget”) that
3 was approved on November 9, 2024, by the Members of Del Rey Estates
4 Homeowners Association. Included herewith is the HOA’s ballot and voting
5 documentation associated with the homeowner’s vote and approval of the 2025
6 Budget. Additionally, the actual expenditures of Del Rey Estates Homeowners
7 Association, for the months of January 2024 through November 2024, is provided as
8 it is believed the Commission requested this information at a prior hearing although it
9 does not appear readily from the record this this was required by a formal Order of
10 the Commission.
- 11 2. Del Rey Estates Homeowners Association’s tax returns for fiscal years 2021, 2022
12 and 2023, prepared by Gary P. Lein of the accountancy firm Hilburn & Lein, and
13 filed with the Internal Revenue Service on October 9, 2024.
- 14 3. Del Rey Estates Homeowners Association’s ballot and voting documentation
15 associated with the homeowner’s vote to NOT hire a management company to run the
16 affairs of the HOA.

17 Pursuant to the Commission’s Order of today’s date, the HOA will endeavor to obtain
18 and disclose the final reserve study for Del Rey Estates Homeowners Association that is being
19 prepared by reserve study specialist Mari Jo Betterley (Nevada State Permit RSS. 0000025) with
20 Better Reserve Consultants, LLC as soon as practicable but no later than forty-five (45) days
21 from today.

22 Respondent reserves the right to correct and/or supplement this Compliance Report as
23 deemed necessary to fully comply with the Commission’s Order of today’s date and the other

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Orders issued in this matter.

DATED this 3rd day of December 2024.

**GORDON REES SCULLY
MANSUKHANI LLP**

/s/ Robert E. Schumacher

ROBERT E. SCHUMACHER, ESQ.

Nevada Bar No.7504

300 S. 4th Street, Suite 1550

Las Vegas, NV 89101

*Attorneys for Respondent,
DEL REY ESTATES HOMEOWNERS
ASSOCIATION*

Gordon Rees Scully Mansukhani, LLP
300 S. 4th Street, Suite 1550
Las Vegas, NV 89101

1 CERTIFICATE OF SERVICE

2 I HEREBY CERTIFY that, on the 3rd day of December 2024, I served a true and correct
3 copy of the **RESPONDENT DEL REY ESTATES HOMEOWNERS ASSOCIATION'S**
4 **COMPLIANCE REPORT** via the Electronic Filing/Service system upon all the parties on the
5 E-Service Master List:

6
7 Real Estate Division Department of Business
8 And Industry, State of Nevada
9 Attn: Sharath Chandra,
3300 W. Sahara Avenue, Suite 350
Las Vegas, Nevada 89102

10
11 Aaron D. Ford, Esq.
12 Attorney General
13 Christal P. Keegan, Esq.
14 Deputy Attorney General
5420 Kietzke Lane, Suite 202
Reno, Nevada 89511
Email: ckeegan@ag.nv.gov

15
16 */s/ Andrea Montero*

17 _____
18 An Employee of GORDON REES
19 SCULLY MANSUKHANI, LLP
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