

WEEKLY QUESTION AND ANSWER FOR NEVADA HOA INVOLVED INDIVIDUALS

Q: How can we get volunteers in an HOA where no one has responded to our requests for names to be placed on the ballot for board members or for committees?

A: Unfortunately, this happens a lot, but there are possible remedies. If the board, or manager, sends out a properly worded letter to all of the owners letting them know that if volunteers are not stepping forward, the HOA will have no other choice than to go to the Nevada Ombudsman's Office who can get the Attorney General's Office to appoint a receiver for the association. This receiver could be an attorney who will charge up to \$500 per hour to run the association and may not even know the HOA industry. Guess who will be paying his or her hourly fee to learn the business. The Assessments will likely increase significantly to cover this issue with the fees. Additionally, attempting to sell units under these conditions would be difficult if not impossible.

Letting owners know what could be in front of them could get people to step up.