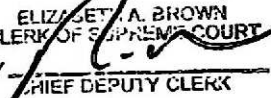


From: Marine Thuet <marine@lasvegas-invest.com>
Sent: Friday, October 2, 2020 10:16 AM
To: Supreme Court Clerk
Subject: Memorandum comments

FILED

OCT 02 2020

ELIZABETH A. BROWN
CLERK OF SUPREME COURT
BY  CHIEF DEPUTY CLERK

ADKT 567

Good morning,

I manage 300 properties in the Clark County and most of our tenants have been cooperative in paying off their balance, we have found agreements. Only a couple of them are not willing to cooperate and just taking advantage of the situation. Absolutely no payment has been made and the tenants have been refusing any contact with us, which makes us question their intentions. The balances are getting huge and each month without being able to get any action done is just making the situation worse for both the tenant and the homeowner (since the tenant will have to pay this off at some point).

I understand the new mediation rule however, if a tenant fails to show up at the mediation appointment, the eviction should be granted. If the tenant is not able to cooperate and take advantage of the help and accommodation the State puts in place at the tax payer's expense for them, then this should allow the eviction process to be continued.

Also, a tenant violating an agreement that was set up at mediation should also result in an eviction.

The homeowners are huge victims of this situation and the State doesn't care about them. They still have their mortgage and charges to pay, they were not given a break. Most of our tenants who are not paying rent got unemployment, and stimulus checks but they are allowed to live in a place without paying rent, and this has been going on for months. Some of my homeowners are young people who got furloughed exactly like their own tenants, but THEY don't get a break. What is the state doing for them ?

Thank you



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