

1 BRIAN D. SHAPIRO, ESQ.
2 LAW OFFICE OF BRIAN D. SHAPIRO, LLC
3 NEVADA BAR NO. 5772
4 510 S. 8th Street
5 Las Vegas, NV 89101
6 Telephone: (702) 386-8600
7 Facsimile: (702) 383-0994
8 brian@brianshapirolaw.com
9 Attorney for Las Vegas Development Fund, LLC

7 **UNITED STATES BANKRUPTCY COURT**
8 **DISTRICT OF NEVADA**

9 In re:

10 FRONT SIGHT MANAGEMENT, LLC
11 Debtor.

Case No. BK-S-22-11824-ABL
Chapter 11

12
13
14 **QUALIFIED OPPOSITION AND RESERVATION OF RIGHTS TO DEBTOR’S**
15 **MOTOIN FOR ENTRY OF ORDER ESTABLISHING PROCEDURES FOR INTERIM**
16 **COMPENSATION AND REIMBURSEMENT OF EXPENSES FOR PROFESSIONALS**

17 LAS VEGAS DEVELOPMENT FUND, LLC, by and through its attorney Brian D.
18 Shapiro, Esq., of the Law Office of Brian D. Shapiro, LLC hereby submits its QUALIFIED
19 OPPOSITION AND RESERVATION OF RIGHTS TO DEBTOR’S MOTOIN FOR ENTRY OF
20 ORDER ESTABLISHING PROCEDURES FOR INTERIM COMPENSATION AND
21 REIMBURSEMENT OF EXPENSES FOR PROFESSIONALS MOTION TO TERMINATE
22 STAY (“**Opposition**”). This Opposition is based upon the attached points and authorities and
23 any oral argument that this Court may permit.¹
24

25
26 ¹ All references to “ECF No.” are to the number assigned to the documents filed in the above-captioned bankruptcy
27 case as they appear on the docket maintained by the clerk of court. All references to “AECF No.” are to the number
28 assigned to the documents filed in the adversary case number 22-01116-abl. All references to “Section” or “§§ 101-
1532” are to the provisions of the Bankruptcy Code. All references to “FRCP” are to the Federal Rules of Civil
Procedure. All references to “FRE” are to the Federal Rules of Evidence. All references to “LR” are to the Local
Rules of Practice within the Nevada Bankruptcy Court.

1 MEMORANDUM OF POINTS AND AUTHORITIES

2 LAS VEGAS DEVELOPMENT FUND, LLC (“**LVDF**”) requests this Court to deem
3 LVDF a Reviewing Party as that term was defined in the Motion.
4

5 LVDF reserves all of its rights including but not limited to such rights under 11 USC 507(b)
6 Such section provides:

7 If the trustee, under section 362, 363, or 364 of this title, provides adequate
8 protection of the interest of a holder of a claim secured by a lien on property of the
9 debtor and if, notwithstanding such protection, such creditor has a claim allowable
10 under subsection (a)(2) of this section arising from the stay of action against such
11 property under section 362 of this title, from the use, sale, or lease of such property
12 under section 363 of this title, or from the granting of a lien under section 364(d)
13 of this title, then such creditor’s claim under such subsection shall have priority
14 over every other claim allowable under such subsection.

15 Accordingly, LVDF reserves its rights to request disgorgement of any fees and
16 costs in accordance with such subsection along with its rights to object to any final
17 compensation award.

18 DATED 7-11-2022

19 */s/ Brian D. Shapiro, Esq.*
20 BRIAN D. SHAPIRO, ESQ.
21 LAW OFFICE OF BRIAN D.
22 SHAPIRO, LLC
23 NEVADA BAR NO. 5772
24 510 S. 8th Street
25 Las Vegas, NV 89101
26 Telephone: (702) 386-8600
27 Facsimile: (702) 383-0994
28 brian@brianshapirolaw.com
Attorney for Las Vegas
Development Fund, LLC

CERTIFICATE OF SERVICE

This pleading was served on July 11, 2022 by the Bankruptcy Court’s CM/ECF filing system on all registered users in this case including the following indicated below.

DATED 7-11-2022

/s/ Brian D. Shapiro, Esq.
BRIAN D. SHAPIRO, ESQ.

Served Upon the Following Registered Users

JASON BLUMBERG on behalf of U.S. Trustee U.S. TRUSTEE - LV - 11
Jason.blumberg@usdoj.gov

CHAPTER 11 - LV
USTPRegion17.lv.ecf@usdoj.gov

DAWN M. CICA on behalf of Cred. Comm. Chair Official Committee of Unsecured Creditors
dcica@carlyoncica.com,
nrodriguez@carlyoncica.com;croberson@carlyoncica.com;dmcica@gmail.com;dcica@carlyoncica.com;tosteen@carlyoncica.com;3342887420@filings.docketbird.com

WILLIAM C DEVINE, II on behalf of Creditor KEITH WADE GORMAN
william@devine.legal, courtney@devine.legal;devinewr72773@notify.bestcase.com

THOMAS H. FELL on behalf of Creditor MICHAEL MEACHER, dba BANKGROUP FINANCIAL SERVICES
tfell@fennemorelaw.com,
clandis@fennemorelaw.com;CourtFilings@fennemorelaw.com

STEVEN T GUBNER on behalf of Debtor FRONT SIGHT MANAGEMENT LLC
sgubner@bg.law, ecf@bg.law

STEVEN T GUBNER on behalf of Plaintiff FRONT SIGHT MANAGEMENT LLC, A NEVADA LIMITED LIABILITY COMPANY
sgubner@bg.law, ecf@bg.law

BART K. LARSEN on behalf of Creditor ARMSCOR PRECISION INTERNATIONAL
BLARSEN@SHEA.LAW, 3542839420@filings.docketbird.com

NICOLE E. LOVELOCK on behalf of Creditor EB5 Impact Advisors, LLC
nlovelock@joneslovelock.com, ljanuskevicius@joneslovelock.com

1 NICOLE E. LOVELOCK on behalf of Creditor EB5 Impact Capital Regional Center,
2 LLC

nlovelock@joneslovelock.com, ljanuskevicius@joneslovelock.com

3
4 NICOLE E. LOVELOCK on behalf of Creditor LAS VEGAS DEVELOPMENT
5 FUND, LLC

nlovelock@joneslovelock.com, ljanuskevicius@joneslovelock.com

6 NICOLE E. LOVELOCK on behalf of Creditor Jon Fleming

nlovelock@joneslovelock.com, ljanuskevicius@joneslovelock.com

7
8 NICOLE E. LOVELOCK on behalf of Creditor Linda Stanwood

nlovelock@joneslovelock.com, ljanuskevicius@joneslovelock.com

9
10 NICOLE E. LOVELOCK on behalf of Creditor Robert W Dziubla

nlovelock@joneslovelock.com, ljanuskevicius@joneslovelock.com

11
12 NICOLE E. LOVELOCK on behalf of Defendant EB5 Impact Advisors, LLC

nlovelock@joneslovelock.com, ljanuskevicius@joneslovelock.com

13
14 NICOLE E. LOVELOCK on behalf of Defendant EB5 Impact Capital Regional
15 Center, LLC

nlovelock@joneslovelock.com, ljanuskevicius@joneslovelock.com

16
17 NICOLE E. LOVELOCK on behalf of Defendant LAS VEGAS DEVELOPMENT
18 FUND, LLC, A NEVADA LIMITED LIABILITY COMPANY, ET. AL.

nlovelock@joneslovelock.com, ljanuskevicius@joneslovelock.com

19
20 NICOLE E. LOVELOCK on behalf of Defendant Jon Fleming

nlovelock@joneslovelock.com, ljanuskevicius@joneslovelock.com

21
22 NICOLE E. LOVELOCK on behalf of Defendant Linda Stanwood

nlovelock@joneslovelock.com, ljanuskevicius@joneslovelock.com

23
24 NICOLE E. LOVELOCK on behalf of Defendant Robert W. Dziubla

nlovelock@joneslovelock.com, ljanuskevicius@joneslovelock.com

25
26 EDWARD M. MCDONALD on behalf of U.S. Trustee U.S. TRUSTEE - LV - 11

edward.m.mcdonald@usdoj.gov

27
28 TRACY M. O'STEEN on behalf of Cred. Comm. Chair Official Committee of
Unsecured Creditors

tosteen@carlyoncica.com,

crobertson@carlyoncica.com;nrodriguez@carlyoncica.com;ccarlyon@carlyoncica.com

TERESA M. PILATOWICZ on behalf of Creditor IGNATIUS PIAZZA

1 tpilatowicz@gtg.legal, bknotices@gtg.legal

2 TERESA M. PILATOWICZ on behalf of Creditor JENNIFER PIAZZA
3 tpilatowicz@gtg.legal, bknotices@gtg.legal

4 SAMUEL A. SCHWARTZ on behalf of Interested Party FS DIP, LLC
5 saschwartz@nvfirm.com,
6 ecf@nvfirm.com;schwartzsr45599@notify.bestcase.com;eanderson@nvfirm.com;sami
d@nvfirm.com

7 SUSAN K. SEFLIN on behalf of Debtor FRONT SIGHT MANAGEMENT LLC
8 sseflin@bg.law

9 SUSAN K. SEFLIN on behalf of Plaintiff FRONT SIGHT MANAGEMENT LLC, A
10 NEVADA LIMITED LIABILITY COMPANY
sseflin@bg.law

11 BRIAN D. SHAPIRO on behalf of Creditor LAS VEGAS DEVELOPMENT FUND,
12 LLC
13 brian@brianshapirolaw.com,
kshapiro@brianshapirolaw.com;6855036420@filings.docketbird.com

14 BRIAN D. SHAPIRO on behalf of Defendant LAS VEGAS DEVELOPMENT FUND,
15 LLC, A NEVADA LIMITED LIABILITY COMPANY, ET. AL.
16 brian@brianshapirolaw.com,
kshapiro@brianshapirolaw.com;6855036420@filings.docketbird.com

17 STRETTO
18 ecf@cases-cr.stretto-services.com, aw01@ecfcbis.com,pacerpleadings@stretto.com

19 U.S. TRUSTEE - LV - 11
20 USTPRegion17.lv.ecf@usdoj.gov