| JAMES R. PEEL, Counsel (SBN 47055)<br>Bureau of Real Estate<br>320 West Fourth Street, Ste. 350<br>Los Angeles, California 90013-1105<br>HAY 2 5 2017<br>BUREAU OF REAL ESTATE |
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| Telephone: $(213)$ 576-6982<br>-or- $(213)$ 576-6913 (Direct) By for Chuich  |
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| BUREAU OF REAL ESTATE  |
| STATE OF CALIFORNIA  |
| * * *  |
| In the Matter of the Accusation of ) No. H-40652 LA  |
| STEVE CARTER, <u>ACCUSATION</u>  |
| Respondent.  |
| )  |
| The Complainant, Veronica Kilpatrick, a Supervising  |
| Special Investigator of the State of California, for cause of  |
| accusation against STEVE CARTER, alleges as follows:   |
| 1. The Complainant, Veronica Kilpatrick, a Supervising   |
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| Special Investigator of the State of California, makes this  |
| Accusation in her official capacity.   |
| 2. STEVE CARTER (hereinafter referred to as  |
| "Respondent") is presently licensed and/or has license rights  |
| under the Real Estate Law (Part 1 of Division 4 of the Business  |
| and Professions Code, hereinafter referred to as the "Code").  |
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3. At all times mentioned herein Respondent was 1 licensed by the Bureau of Real Estate of the State of California 2 as a real estate broker. 3

4. On or about October 4, 2016, in the County of 5 Riverside, Superior Court of California, case No. RIF 1403228, 6 Respondent was convicted of violating Vehicle Code section 20001(a) (hit and run), a felony.

5. The above referenced matter bears a substantial 9 relationship to the qualifications, functions, or duties of a 10 real estate licensee, Title 10, Chapter 6, Section 2910, 11 12 California Administrative Code.

13 Respondent's conviction, as alleged in Paragraph 4, 6. 14 is cause under Code Sections 490 and 10177(b) for suspension or 15 revocation of all licenses and license rights of Respondent under 16 the Real Estate Law.

## PRIOR AGGRAVATING MATTERS

On or about July 2, 1998, Respondent surrendered his 19 real estate broker license. On February 15, 2005, a petition for 20 reinstatement of his broker license was denied with right to 21 restricted salesperson license. On February 16, 2011, an 22 unrestricted broker license was issued to Respondent. 111 $\mathbf{24}$ III25

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Business and Professions Code Section 10106 provides, 1 in pertinent part, that in any order issued in resolution of a 2 disciplinary proceeding before the Bureau, the Commissioner may 3 request the administrative law judge to direct a licensee found 4 to have committed a violation of this part to pay a sum not to 5 exceed the reasonable costs of the investigation and enforcement 6 of the case.

8 WHEREFORE, Complainant prays that a hearing be 9 conducted on the allegations of this Accusation and that upon 10 proof thereof, a decision be rendered imposing disciplinary 11 action on the license and license rights of Respondent, for the 12 cost of investigation and enforcement as permitted by law, under 13 the Real Estate Law (Part 1 of Division 4 of the Business and 14 Professions Code) and for such other and further relief as may be 15 proper under other applicable provisions of law. 16

Dated at San Diego, California,

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this 🔰 day of

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VERONICA Supervising Special Investigator

2017.

CC: Steve Carter 25 Veronica Kilpatrick Sacto. 26

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