

FILED

JUL 19 2022

DEPT. OF REAL ESTATE

By *[Signature]*

BEFORE THE DEPARTMENT OF REAL ESTATE

STATE OF CALIFORNIA

* * *

In the Matter of the Accusation of:)	DRE No. H-42317 LA
)	
ALIN MANUEL YBARRA,)	
)	
Respondent(s).)	

DECISION

This Decision is being issued in accordance with the provisions of Section 11520 of the Government Code, on evidence of compliance with Section 11505 of the Government Code and pursuant to the Order of Default filed on June 20, 2022, and the Findings of Fact set forth herein, which are based on one or more of the following: (1) The express admissions of Respondent, ALIN MANUEL YBARRA (“Respondent”); (2) affidavits; and (3) other evidence.

This Decision revokes one or more real estate licenses on the grounds of the violation of the Real Estate Law, Part 1 commencing with Section 10000 of the Business and Professions Code (“Code”) and/or the Regulations of the Real Estate Commissioner, Title 10, Chapter 6 of the California Code of Regulations (“Regulations”).

Pursuant to Government Code Section 11521, the California Department of Real Estate (“the Department”) may order reconsideration of this Decision on petition of any party. The party seeking reconsideration shall set forth new facts, circumstances, and evidence, or errors in law or analysis, that show(s) grounds and good cause for the Commissioner to reconsider the Decision. If new evidence is presented, the party shall specifically identify the new evidence and explain why it was not previously presented. The Department’s power to order reconsideration of this Decision shall expire 30 days after mailing of this Decision, or on the effective date of this Decision, whichever occurs first. The right to reinstatement of a revoked real estate license, or to the reduction of a penalty, is controlled by Section 11522 of the Government Code. A copy of Government Code Sections 11521 and 11522 and a copy of the Commissioner's Criteria of Rehabilitation are attached hereto for the information of respondent.

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FINDINGS OF FACT

1.

On May 13, 2022, Ruth Corral made the Accusation in her official capacity as a Supervising Special Investigator of the Department. The Accusation, Statement to Respondent, and Notice of Defense were mailed, by certified mail, return receipt requested, to Respondent's last known mailing address on file with the Department on May 18, 2022.

2.

On June 20, 2022, no Notice of Defense having been received or filed herein within the time prescribed by Section 11506 of the Government Code, Respondent's default was entered herein.

3.

Respondent is presently licensed and/or has license rights under the Real Estate Law, Part 1 of Division 4 of the California Business and Professions Code ("the Code") as a real estate broker.

4.

Attached as Exhibit "A" is a true and correct copy of the Accusation filed on May 18, 2022, which is incorporated herein as part of this Decision.

DETERMINATION OF ISSUES

1.

The allegations contained in the Accusation, incorporated herein by reference in Paragraph 4, above, are in violation of Code sections 10177(f) and 10177(j) and constitute cause for the suspension or revocation of all the licenses, license endorsements, and license rights of Respondent ALIN MANUEL YBARRA under the Real Estate Law pursuant to the provisions of Code sections 10177(f) and 10177(j).

2.

The standard of proof applied was clear and convincing evidence to a reasonable certainty.

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ORDER

All licenses and licensing rights of Respondent ALIN MANUEL YBARRA under the provisions of Part I of Division 4 of the Business and Professions Code are revoked.

This Decision shall become effective at 12 o'clock noon on 8/18/2022.

DATED: 7.8.22.

DOUGLAS R. McCAULEY
REAL ESTATE COMMISSIONER

Douglas R. McCauley

EXHIBIT A

1 STEVE CHU, Counsel (SBN 238155)
2 Department of Real Estate
3 320 West 4th Street, Suite 350
4 Los Angeles, California 90013-1105

4 Telephone: (213) 620-6430
5 Fax: (213) 576-6917

FILED

MAY 18 2022

DEPT. OF REAL ESTATE

By *Erma King*

9 BEFORE THE DEPARTMENT OF REAL ESTATE

10 STATE OF CALIFORNIA

11 * * *

12 In the Matter of the Accusation of) No. H-42317 LA
13 ALIN MANUEL YBARRA,) ACCUSATION
14 Respondent.)
15 _____)

16 The Complainant, Ruth Corral, a Supervising Special Investigator of the State of
17 California, for cause of Accusation against ALIN MANUEL YBARRA (“Respondent”), is
18 informed and alleges as follows:

19 1.

20 The Complainant, Ruth Corral, acting in her official capacity as a Supervising
21 Special Investigator of the State of California, makes this Accusation against ALIN MANUEL
22 YBARRA.

23 2.

24 All references to the “Code” are to the California Business and Professions Code
25 and all references to “Regulations” are to Title 10, Chapter 6, California Code of Regulations.

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Accusation of Alin Manuel Ybarra

1 3.

2 Respondent presently has license rights under the Real Estate Law, Part 1 of
3 Division 4 of the Code, as a real estate broker.

4 4.

5 Coast 2 Coast Home Services Inc presently has license rights as a corporate real
6 estate broker.

7 5.

8 Coast 2 Coast Home Services Inc is licensed by the Department of Real Estate
9 (“Department”) as a corporate real estate broker by and through Respondent, as the designated
10 officer and broker responsible, pursuant to Code section 10159.2, for supervising the activities
11 requiring a real estate license conducted on behalf of Coast 2 Coast Home Services Inc, or by
12 Coast 2 Coast Home Services Inc’s officers, agents, and employees.

13 6.

14 On or about April 9, 2019, the Director of the Department of Financial
15 Institutions of the State of Washington, in Case No. C-18-2388-19-CO01, through a Consent
16 Order fined Respondent and Coast 2 Coast Home Services Inc in the amount of \$144,000 with
17 \$134,000 stayed upon certain conditions and Respondent and Coast 2 Coast Home Services Inc
18 agreed to pay restitution in the amount of \$74,650.85 and an investigation fee in the amount of
19 \$2,150.40.

20 7.

21 On or about February 14, 2020, Respondent made application to the California
22 Department of Financial Protection and Innovation for licensure as a Mortgage Loan Originator
23 (“February 2020 MLO application”).

24 8.

25 On or about July 2, 2020, the Department of Financial Protection and
26 Innovation, in Case No. 60DBO-4713, filed a Statement of Issues against Respondent.

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Accusation of Alin Manuel Ybarra

1 9.

2 On or about June 16, 2021, the Commissioner of the Department of Financial
3 Protection and Innovation, in Case No. 60DBO-4713 and OAH No. 202010063, filed an Order
4 Denying Mortgage Loan Originator License Application and adopted the Proposed Decision
5 against Respondent. As more fully described in the Proposed Decision, the Administrative Law
6 Judge held that cause existed pursuant to California Financial Code section 22109.1 to deny
7 Respondent's February 2020 MLO application, and that the information contained in
8 Respondent's February 2020 MLO application was false, misleading, and dishonest.

9 10.

10 The prior license discipline against Respondent, as described in Paragraphs 6
11 through 9 above, and the underlying conduct constitute cause under sections 10177(f)
12 and 10177(j) of the Code for the suspension or revocation of all the licenses, license
13 endorsements, and license rights of Respondent under the Real Estate Law.

14 11.

15 Code section 10106 provides, in pertinent part, that in any order issued in
16 resolution of a disciplinary proceeding before the Department of Real Estate, the Commissioner
17 may request the administrative law judge to direct a licensee found to have committed a
18 violation of this part to pay a sum not to exceed the reasonable costs of the investigation and
19 enforcement of the case.

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Accusation of Alin Manuel Ybarra

1 WHEREFORE, Complainant prays that a hearing be conducted on the
2 allegations of this Accusation and that upon proof thereof, a decision be rendered imposing
3 disciplinary action against all the licenses, license endorsements, and license rights of
4 Respondent ALIN MANUEL YBARRA under the Real Estate Law, for the cost of
5 investigation and enforcement as permitted by law, and for such other and further relief as may
6 be proper under other applicable provisions of law.

7
8 Dated at Sacramento, California

9 this 13th day of May, 2022

10
11 
12 _____
13 Ruth Corral
14 Supervising Special Investigator

15 cc: ALIN MANUEL YBARRA
16 Ruth Corral
17 Sacto.

1 Department of Real Estate
2 320 West Fourth St, Ste 350
3 Los Angeles, CA, 90013

FILED

JUN 20 2022

DEPT. OF REAL ESTATE

By: 

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8 BEFORE THE DEPARTMENT OF REAL ESTATE

9 STATE OF CALIFORNIA

10 * * *

11 In the Matter of the Accusation of) DRE NO. *H-42317 LA*
12)
13 ALIN MANUEL YBARRA,) DEFAULT ORDER
14)
Respondent.)
_____)

15 Respondent ALIN MANUEL YBARRA, having failed to file a Notice of
16 Defense within the time required by Section 11506 of the Government Code, is now in
17 default. It is, therefore, ordered that a default be entered on the record in this matter.

18 IT IS SO ORDERED 6/16/2022

19 DOUGLAS R. McCAULEY
20 REAL ESTATE COMMISSIONER

21
22 By: 
23 CHIKA SUNQUIST
24 Assistant Commissioner
25
26
27