

FILED

JUN - 5 2017

BUREAU OF REAL ESTATE

By *At Deloris*

BEFORE THE BUREAU OF REAL ESTATE
STATE OF CALIFORNIA

* * *

In the Matter of the Accusation of) No. H- 04909 SD
)
APRIL DAE STEINGREBE,) STIPULATION AND AGREEMENT
)
Respondent.)
)

Respondent APRIL DAE STEINGREBE ("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 as a real estate salesperson.

FACTUAL BASIS

On or about July 27, 2014, the Commission on Teacher Credentialing revoked following an uncontested hearing Respondent's Clear Single Subject Teaching Credential for such conduct that was grounds for adverse action pursuant to Education Code section 44421.

ACKNOWLEDGMENTS AND VOLUNTARY WAIVER OF RIGHTS

It is hereby stipulated by and between Respondent, represented by Robert E. Muir, and the Complainant, acting by and through Steve Chu, Counsel for the Bureau of Real Estate ("Bureau"), as follows:

1. All issues relating to the Bureau's investigation of Respondent's prior license discipline, and all evidence which may be presented by the Bureau and Respondent at a

1 formal disciplinary hearing held in accordance with the provisions of the Administrative
2 Procedure Act ("APA") resulting from the Bureau's investigation shall instead and in place
3 thereof be submitted on the basis of the provisions of this Stipulation and Agreement
4 ("Stipulation").

5 2. Respondent hereby waives Respondent's right to a formal hearing under
6 the provisions of the APA regarding the Factual Basis set forth above, and the Determination of
7 Issues set forth below.

8 3. Respondent acknowledges that Respondent understands that by waiving
9 Respondent's right to notice of the charges brought against Respondent by the Bureau, and
10 Respondent's right to file a Notice of Defense requesting a formal hearing under the APA,
11 Respondent will thereby waive Respondent's right to require the Real Estate Commissioner
12 ("Commissioner") to prove the allegations which would be alleged in a formal Accusation at a
13 contested hearing held in accordance with the provisions of the APA and that Respondent will
14 waive other rights afforded to Respondent in connection with a hearing such as the right to
15 present evidence in defense of the allegations in the Accusation and the right to cross-examine
16 witnesses.

17 4. It is understood by the parties that the Real Estate Commissioner may
18 adopt the Stipulation as his Decision in this matter, thereby imposing the penalty and sanctions
19 on all of Respondent's real estate licenses and license rights as set forth in the below Order. In
20 the event that the Commissioner in his discretion does not adopt the Stipulation, it shall be void
21 and of no effect.

22 5. The Order or any subsequent Order of the Commissioner made pursuant
23 to this Stipulation shall not constitute an estoppel, merger or bar to any further administrative or
24 civil proceedings by the Bureau with respect to any matters which were not specifically alleged
25 as grounds for discipline in this matter.

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1 restrictions of a restricted license until two (2) years have elapsed from the effective date of this
2 Decision and Order.

3 4. Respondent shall submit with any application for license under an
4 employing broker, or any application for transfer to a new employing broker, a statement signed
5 by the prospective employing real estate broker, on a form approved by the Bureau of Real
6 Estate, which shall certify:

7 (a) That the employing broker has read the Decision of the
8 Commissioner which granted the right to a restricted license; and

9 (b) That the employing broker will exercise close supervision over
10 the performance by the restricted licensee relating to activities for
11 which a real estate license is required.

12 5. Respondent shall, within nine (9) months from the effective date of this
13 Decision and Order, present evidence satisfactory to the Commissioner that Respondent has,
14 since the most recent issuance of an original or renewal real estate license, taken and
15 successfully completed the continuing education requirements of Article 2.5 of Chapter 3 of the
16 Real Estate Law for renewal of a real estate license. If Respondent fails to satisfy this
17 condition, Respondent's real estate license shall automatically be suspended until Respondent
18 presents evidence satisfactory to the Commissioner of having taken and successfully completed
19 the continuing education requirements. Proof of completion of the continuing education
20 courses must be delivered to the Bureau of Real Estate, Flag Section at P.O. Box 137013,
21 Sacramento, CA 95813-7013.

22 6. Respondent shall notify the Commissioner in writing within 72 hours of
23 any arrest by sending a certified letter to the Commissioner at the Bureau of Real Estate,
24 Flag Section at P.O. Box 137013, Sacramento, CA 95813-7013. The letter shall set forth the
25 date of Respondent's arrest, the crime for which Respondent was arrested and the name and
26 address of the arresting law enforcement agency. Respondent's failure to timely file written
27 notice shall constitute an independent violation of the terms of the restricted license and shall

1 be grounds for the suspension or revocation of that license.

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3 DATED: 5-17-2017


Steve Chu, Counsel
Bureau of Real Estate

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6 * * *

7 I have read the Stipulation and Agreement. I understand that I am waiving rights
8 given to me by the California Administrative Procedure Act, (including but not limited to
9 Sections 11521 and 11523 of the Government Code), and I willingly, intelligently, and
10 voluntarily waive those rights, including the right to seek reconsideration and the right to seek
11 judicial review of the Commissioner's Decision and Order by way of a writ of mandate.

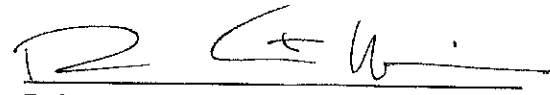
12 I agree, acknowledge, and understand that I cannot rescind or amend this
13 Stipulation and Agreement.

14 I can signify acceptance and approval of the terms and conditions of this
15 Stipulation and Agreement by mailing the original signed Stipulation and Agreement to:
16 Steve Chu, Bureau of Real Estate, 320 West 4th Street, Suite 350, Los Angeles,
17 California 90013-1105.

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19 DATED: 5/16/2017


APRIL DAE STEINGREBE
Respondent

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22 DATED: 5-16-17


Robert E. Muir
Counsel for Respondent
Approved as to Form

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The foregoing Stipulation and Agreement is hereby adopted by me as my
Decision in this matter as to Respondent APRIL DAE STEINGREBE, and shall become
effective at 12 o'clock noon on JUN 23 2017.

IT IS SO ORDERED 5/30/17

WAYNE S. BELL
REAL ESTATE COMMISSIONER



By: DANIEL J. SANDRI
Chief Deputy Commissioner