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FILED

MAY 19 2026

DEPT. OF REAL ESTATE

By R. P. S. O'Connell

BEFORE THE DEPARTMENT OF REAL ESTATE
STATE OF CALIFORNIA

* * *

In the Matter of the Application of

SUSAN LINDA FRASIER,

Respondent.

No. H-05743 SD

ORDER DENYING REMOVAL OF RESTRICTIONS ON LICENSE

On April 26, 2023, a Decision was rendered herein denying Respondent's application for a real estate salesperson license, but granting Respondent the right to the issuance of a restricted real estate salesperson license. A restricted real estate salesperson license was issued to Respondent on May 30, 2023, and Respondent has held a restricted license since that time.

On February 9, 2026, Respondent petitioned for the removal of restrictions attaching to Respondent's real estate salesperson license.

The burden of proving rehabilitation rests with the petitioner (*Feinstein v. State Bar* (1952) 39 Cal. 2d 541). A petitioner is required to show greater proof of honesty and integrity than an applicant for first time licensure. The proof must be sufficient to overcome the prior adverse judgment on the applicant's character (*Tardiff v. State Bar* (1980) 27 Cal. 3d 395).

I have considered Respondent's petition and the evidence submitted in support

1 thereof.

2 The Department has developed criteria in Section 2911 of Title 10, California
3 Code of Regulations ("Regulations") to assist in evaluating the rehabilitation of an applicant for
4 issuance or reinstatement of a license. Among the criteria relevant in this proceeding are:

5 **2911. Criteria for Rehabilitation**

6 *(a) (3) Expungement of criminal convictions.*

7 Respondent offered no evidence that her criminal convictions were expunged.

8 *(a)(9) Completion of, or sustained enrollment in, formal education or vocational
9 training courses for economic self-improvement.*

10 No evidence was submitted of completing any such courses

11 Respondent has failed to demonstrate to my satisfaction that Respondent has
12 undergone sufficient rehabilitation to warrant the removal of the restrictions on Respondent's real
13 estate salesperson license at this time.

14 Given the fact that Respondent has not established that Respondent has complied
15 with Regulations 2911(a)(3) and 2911(a)(9), I am not satisfied that Respondent is sufficiently
16 rehabilitated to receive an unrestricted salesperson license.

17 NOW, THEREFORE, IT IS ORDERED that Respondent's petition for removal of
18 restrictions on Respondent's real estate salesperson license is denied.

JUN 08 2026

19 This Order shall become effective at 12 o'clock noon on _____

20 DATED 5/15/2024

21 CHIKA SUNQUIST
22 REAL ESTATE COMMISSIONER

23 

24 By: Marcus L. McCarther
25 Chief Deputy Real Estate Commissioner

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