

FILED

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BUREAU OF REAL ESTATE

By H. Diaz

KYLE T. JONES, Counsel (SBN 300751)  
Bureau of Real Estate  
P.O. BOX 137007  
Sacramento, CA 95813-7007

Telephone: (916) 263-8672  
(916) 263-3767 (Fax)  
(916) 263-7303 (Direct)

BEFORE THE BUREAU OF REAL ESTATE

STATE OF CALIFORNIA

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In the Matter of the Application of )  
ERIK BOUN JEE LAO, ) NO. H-12237 SF  
Respondent. ) STATEMENT OF ISSUES

The Complainant, ROBIN S. TANNER, acting in her official capacity as a  
Supervising Special Investigator of the State of California, for this Statement of Issues against  
ERIK BOUN JEE LAO ("Respondent"), is informed and alleges as follows:

1

On or about April 14, 2017, Respondent made application to the Bureau of Real  
Estate of the State of California for a real estate salesperson license.

FAILURE TO DISCLOSE CONVICTION

2

In response to Question 23 of said application to wit: "HAVE YOU EVER BEEN  
CONVICTED (SEE PARAGRAPH ABOVE) OF ANY VIOLATION OF THE LAW AT THE  
MISDEMEANOR OR FELONY LEVEL? IF YES, COMPLETE ITEM 29 WITH  
INFORMATION ON EACH CONVICTION," Respondent concealed and failed to disclose  
the conviction described below in Paragraph 3.

1 CRIMINAL CONVICTION

2 3

3 On or about November 5, 1999, in the Superior Court of the State of California,  
4 County of San Mateo, Case No. NM295036A, Respondent was convicted of violating Section  
5 20002(a) (hit and run) of the California Vehicle Code, a misdemeanor and a crime that bears a  
6 substantial relationship to the qualifications, functions or duties of a real estate licensee pursuant  
7 to Section 2910, Title 10, of the California Code of Regulations.

8 GROUND FOR DENIAL

9 4

10 Respondent's failure to disclose the conviction described above in Paragraph 3,  
11 constitutes cause for denial of Respondent's application for a real estate salesperson license  
12 pursuant to the provisions of Sections 480(d) (false statement of fact required to be revealed in  
13 application) and 10177(a) (attempted procurement of real estate license by fraud,  
14 misrepresentation, or deceit) of the Business and Professions Code ("Code").

15 5

16 Respondent's criminal conviction described above in Paragraph 4, constitutes  
17 cause for denial of Respondent's application for a real estate salesperson license pursuant to the  
18 provisions of Code Sections 480(a)(1) (conviction of crime), 480(a)(2) (act involving dishonesty,  
19 fraud, or deceit), 10177(b) (conviction of crime), and 10177(j) (engaged in conduct that  
20 constitutes fraud or dishonest dealing) of the Code.

21 WHEREFORE, the Complainant prays that the above-entitled matter be set for  
22 hearing and, upon proof of the charges contained herein, that the Commissioner refuse to  
23 authorize the issuance of, and deny the issuance of, a real estate salesperson/broker license to

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1 Respondent, and for such other and further relief as may be proper under applicable provisions of  
2 law.

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4 ROBIN S. TANNER  
5 Supervising Special Investigator

6 Dated at Oakland, California,  
7 this 20<sup>th</sup> day of April, 2018.

8  
9  
10 DISCOVERY DEMAND

11 Pursuant to Sections 11507.6, *et seq.* of the *Administrative Procedure Act*, the  
12 Department hereby makes demand for discovery pursuant to the guidelines set forth in the  
13 *Administrative Procedure Act*. Failure to provide Discovery to the Department may result in the  
14 exclusion of witnesses and documents at the hearing or other sanctions that the Office of  
15 Administrative Hearings deems appropriate.