

AUG 30 2011

SY: Amesbury

STATE OF CALIFORNIA

* * * *

In the Matter of the Accusation of) No. H-36007 LA
)
 DOUGLAS GIDEON HITCHCOCK,)
)
 Respondent.)
)

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 August 16, 2011, and the findings of fact set forth herein are based on one or more of the following: (1) Respondent's express admissions; (2) affidavits; and (3) other evidence.

This Decision revokes a real estate license on grounds of conviction of a crime.

The right to reinstatement of a revoked real estate license or to the reduction of a suspension is controlled by Section 11522 of the Government Code. A copy of Section 11522 and a copy of the Commissioner's Criteria of Rehabilitation are attached hereto for the information of Respondent.

1.

On May 26, 2009, Maria Suarez made the Accusation in her official capacity as a Deputy Real Estate Commissioner of the State of California. 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 29, 2009. The certified mail package was returned to sender with stamps indicating "Return to Sender. Not deliverable to address. Unable to forward." No response has been received to date.

On August 16, 2011, no Notice of Defense having been filed herein within the time prescribed by Section 11506 of the Government Code, Respondent's default was entered herein.

2.

Respondent was first licensed as a broker on October 21 1999. On November 24, 2007, Respondent's license expired. Pursuant to the Business and Professional Code Section 10103 the Department of Real Estate retains jurisdiction.

3.

On or about November 30, 2007, Respondent was convicted for violating Penal Code 245(a)(2) (Assault with a Firearm), a felony. This crime involves moral turpitude.

4.

The evidence established that the crime of which Respondent was convicted, as set forth in paragraph 3 above, is substantially related to the qualifications, functions and duties of a real estate licensee.

DETERMINATION OF ISSUES

1.

Cause for disciplinary action against Respondent exists pursuant to Business and Professions Code Sections 490 and 10177(b).

2.

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

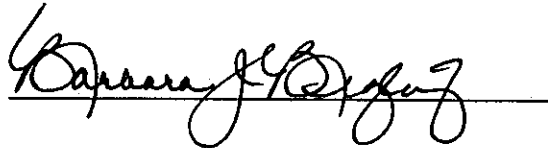
ORDER

The license and license rights of Respondent
DOUGLAS GIDEON HITCHCOCK 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 SEP 19 2011.

DATED: 8/24/11.

BARBARA J. BIGBY
Acting Real Estate Commissioner



FILED

AUG 13 2011

Department of Real Estate
320 West Fourth Street, Suite 350
Los Angeles, CA 90013

(213) 576-6982

DEPARTMENT OF REAL ESTATE
BY: *[Signature]*

BEFORE THE DEPARTMENT OF REAL ESTATE
STATE OF CALIFORNIA

* * * *

In the Matter of the Accusation of)	NO. H-36007 LA
DOUGLAS GIDEON HITCHCOCK,)	
Respondent.)	<u>DEFAULT ORDER</u>

Respondent DOUGLAS GIDEON HITCHCOCK, having failed to file a Notice of Defense within the time required by Section 11506 of the Government Code, is now in default. It is, therefore, ordered that a default be entered on the record in this matter.

IT IS SO ORDERED

August 15, 2011

BARBARA J. BIGBY
Acting Real Estate Commissioner

By:

Dolores Weeks

DOLORES WEEKS
Regional Manager

SHARI SVENINGSON, Counsel (SBN 195298)
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FILED
MAY 29 2009
DEPARTMENT OF REAL ESTATE

BEFORE THE DEPARTMENT OF REAL ESTATE

STATE OF CALIFORNIA

* * *

In the Matter of the Accusation of)	No. H- 36007 LA
DOUGLAS GIDEON HITCHCOCK,)	<u>A C C U S A T I O N</u>
Respondent.)	

The Complainant, Maria Suarez, a Deputy Real Estate Commissioner of the State of California, for cause of Accusation against DOUGLAS GIDEON HITCHCOCK, aka Douglas Gideon Hitchcock ("Respondent") alleges as follows:

1.

The Complainant, Maria Suarez, a Deputy Real Estate Commissioner of the State of California, makes this Accusation in her official capacity.

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2.

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 ("Code"), as a real estate broker. Effective November 24, 2007, Respondent's real estate broker license has expired. Pursuant to Code Section 10201, Respondent has a two-year right of renewal. Pursuant to Code Section 10103, the Department of Real Estate retains jurisdiction.

3.

(CRIMINAL CONVICTION)

On or about November 30, 2007, in the Superior Court of California, County of Orange, in Case No. 05WF3100 F A, Respondent was convicted of violating Penal Code Section 245(a)(2) (Assault With a Firearm), a felony. The underlying facts of this crime involve moral turpitude, which bear a substantial relationship under Section 2910, Title 10, Chapter 6, California Code of Regulations to the qualifications, functions or duties of a real estate licensee.

4.

The crime of which Respondent was convicted, as described in Paragraph 3 above, constitutes cause under Sections 490 and 10177(b) of the Code for the suspension or revocation of the license and license rights of Respondent under the Real Estate Law.

1 WHEREFORE, Complainant prays that a hearing be
2 conducted on the allegations of this Accusation and that upon
3 proof thereof, a decision be rendered imposing disciplinary
4 action against all the licenses and license rights of
5 Respondent, DOUGLAS GIDEON HITCHCOCK, under the Real Estate Law
6 (Part 1 of Division 4 of the Business and Professions Code) and
7 for such other and further relief as may be proper under other
8 applicable provisions of law.

9 Dated at Los Angeles, California

10 *May 26, 2009*
11 *[Signature]*
12 Maria Suarez
13 Deputy Real Estate Commissioner
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25 cc: DOUGLAS GIDEON HITCHCOCK
26 Maria Suarez
27 Sacto.