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APR 29 2026

DEPT OF REAL ESTATE
By R. P. S. Caba

BEFORE THE DEPARTMENT OF REAL ESTATE
STATE OF CALIFORNIA

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In the Matter of the Accusation of

SULIMAN A. SULIMAN,

Respondent.

No. H-37278 LA

ORDER DENYING REINSTATEMENT OF LICENSE

On February 12, 2016, a Decision was rendered in Case No. H-37278 LA revoking the real estate broker license of Respondent effective March 10, 2016, but granting Respondent the right to the issuance of a restricted real estate broker license. Respondent did not apply for a restricted real estate broker license within the required time-period, leaving his license revoked. On January 3, 2019, Respondent petitioned for reinstatement of his real estate broker license. On September 29, 2019, an Order Denying Reinstatement of License but Granting Right to a Restricted License was rendered, effective October 22, 2019. A restricted real estate broker license was issued to Respondent on September 10, 2020, and his license remains restricted to date.

On April 19, 2023, Respondent again petitioned for reinstatement of said real estate broker license, and the Attorney General of the State of California has been given notice of the filing of said petition.

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

5 I have considered the petition of Respondent and the evidence submitted in
6 support thereof.

7 The Department has developed criteria in Section 2911 of Title 10, California
8 Code of Regulations (Regulations) to assist in evaluating the rehabilitation of an applicant for
9 reinstatement of a license. Among the criteria relevant in this proceeding are:

10 ***2911. Criteria for Rehabilitation***

11 *(a)(11) Correction of business practices resulting in injury to others or with the*
12 *potential to cause such injury.*

13 Respondent has not presented credible evidence of how he has corrected his
14 business practices since the violations occurred in Case No. H-37278 LA.

15 *(a)(12) Significant or conscientious involvement in community, church or*
16 *privately-sponsored programs designed to provide social benefits or to ameliorate social*
17 *problems.*

18 Respondent's Petition Application did not describe participation in any
19 community groups.

20 *(a)(14) Change in attitude from that which existed at the time of the conduct in*
21 *question as evidenced by the following:*

22 *(A) Testimony and/or other evidence of rehabilitation submitted by the applicant.*

23 In his Petition application, Respondent stated that he was employed as an agent for
24 Target Mortgage Inc. Target Mortgage Inc. denied the truthfulness of this statement.
25 In a follow-up interview, Respondent claimed that he was employed by Social
26 Platinum Properties, Inc. This company also denied that Respondent was engaged in
27 real estate transactions with them. In *Harrington vs. Dept. of Real Estate (1989)*,
214 Cal. App. 3d, 394, the court stated that lack of candor in completing a license
application is itself sufficient to sustain a finding that the applicant does not yet appreciate
the need to speak honestly about and to accept responsibility for one's actions.

1 (B) Evidence from family members, friends and/or other persons familiar with
2 applicant's previous conduct and with his or her subsequent attitudes and/or
3 behavioral patterns.

4 Respondent submitted two recommendation letters in his Petition Application.
5 However, neither of these letters demonstrated knowledge of the behavior that led
6 to Respondent's license discipline. Therefore, they could not demonstrate how
7 his attitudes may have changed.

8 Respondent has failed to demonstrate to my satisfaction that Respondent has
9 undergone sufficient rehabilitation to warrant the reinstatement of Respondent's real estate
10 broker license at this time.

11 Given the violations found and the fact that Respondent has not established that
12 Respondent has satisfied Regulations 2911(a)(11), (a)(12) and (a)(14)(A), and (B), I am not
13 satisfied that Respondent is sufficiently rehabilitated to receive a real estate broker license.

14 NOW, THEREFORE, IT IS ORDERED that Respondent's petition for reinstatement of
15 Respondent's real estate broker license is denied.

16 This Order shall become effective at 12 o'clock noon on MAY 19 2026.

17 IT IS SO ORDERED 3/25/2026

18
19 CHIKA SUNQUIST
20 REAL ESTATE COMMISSIONER

21 Marcus L. McCarther

22 By: Marcus L. McCarther
23 Chief Deputy Real Estate Commissioner