

Sacto Flag
1 JULIE L. TO, Counsel (SBN 219482)
2 Department of Real Estate
3 320 West 4th Street, Suite 350
4 Los Angeles, California 90013-1105

5 Telephone: (213) 576-6982
6 (Direct) (213) 576-6916
7

FILED

OCT 29 2011

DEPARTMENT OF REAL ESTATE

BY: *[Signature]*

8 BEFORE THE DEPARTMENT OF REAL ESTATE

9 STATE OF CALIFORNIA

10 * * *

11 In the Matter of the Accusation of) No. H-37630 LA
12 SIAVASH STEVEN SEYFI,) A C C U S A T I O N
13 Respondent.)
14

15
16 The Complainant, Robin Trujillo, a Deputy Real Estate
17 Commissioner of the State of California, for cause of Accusation
18 against SIAVASH STEVEN SEYFI, a.k.a. Siavosh Seyfi
19 ("Respondent"), alleges as follows:

20 1.

21 The Complainant, Robin Trujillo, a Deputy Real Estate
22 Commissioner of the State of California, makes this Accusation
23 in her official capacity.

24 2.

25 Respondent is presently licensed and/or has license
26 rights under the Real Estate Law, Part 1 of Division 4 of the
27

1 California Business and Professions Code ("Code"), as a real
2 estate broker.

3 3.

4 (PRIOR LICENSE APPLICATION DENIAL)

5 On or about February 14, 2005, Respondent made
6 application for a real estate salesperson license and did not
7 disclose an October 5, 1990 conviction for violation of Penal
8 Code Section 148.9 (false identification to a police officer), a
9 misdemeanor. A Statement of Issues was filed by the Department
10 in Case No. H-32840 LA and a hearing was held before an
11 Administrative Law Judge of the Office of Administrative
12 Hearings on August 7, 2006. On or about November 17, 2006,
13 Respondent's salesperson license application was denied.

14 4.

15 (CRIMINAL CONVICTION)

16 On or about January 13, 2010, in the Superior Court of
17 the State of California, County of Los Angeles, in Case No.
18 9LG05550, Respondent was convicted of violating Penal Code
19 Section 273.6(a) (knowing violation of a court order to prevent
20 domestic violence), a misdemeanor. Respondent was sentenced to
21 three years probation, ordered to pay fines, and served with a
22 protective order (Jeffrey Longbottom, Jacqueline Longbottom, and
23 Jenna Longbottom).

24 5.

25 This conviction, by its facts and circumstances, bears
26 a substantial relationship under Section 2910, Title 10, Chapter
27

1 6, California Code of Regulations to the qualifications,
2 functions or duties of a real estate licensee.

3 6.

4 The crime of which Respondent was convicted
5 constitutes cause under Sections 490 and 10177(b) of the Code
6 for the suspension or revocation of the license and license
7 rights of Respondent under the Real Estate Law.

8 ///

9 ///

10 ///

11 ///

12 ///

13 ///

14 ///

15 ///

16 ///

17 ///

18 ///

19 ///

20 ///

21 ///

22 ///

23 ///

24 ///

25 ///

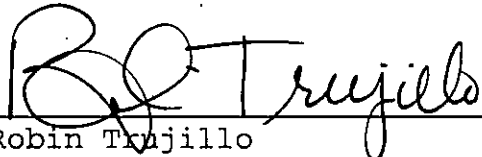
26 ///

27 ///

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, SIAVASH STEVEN SEYFI, 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 this 27 day of October, 2011.

11 
12 _____
13 Robin Trujillo
14 Deputy Real Estate Commissioner
15
16
17
18
19
20
21
22
23

24 cc: SIAVASH STEVEN SEYFI
25 Robin Trujillo
26 Sacto.
27