

FILED

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DEPARTMENT OF REAL ESTATE

BY: [Signature]

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BEFORE THE DEPARTMENT OF REAL ESTATE

STATE OF CALIFORNIA

* * *

In the Matter of the Application of)
HOMAYOUN MAHYARI,)
Respondent.)

No. H-38534 LA

STATEMENT OF ISSUES

The Complainant, Robert Trujillo, a Deputy Real Estate Commissioner of the State of California, for Statement of Issues against HOMAYOUN MAHYARI (Respondent) is informed and alleges in her official capacity as follows:

I

On or about April 9, 2012, Respondent applied to the Department of Real Estate of the State of California for a real estate salesperson license.

II

1 In response to Question 23 of said application, to wit,
2 "Have you ever been convicted of a misdemeanor or felony?",
3 Respondent answered "No".
4

III

5 On or about August 28, 1985, in the Superior Court of
6 California for the County of Santa Clara, Respondent was
7 convicted of violating Penal Code Section 484-487 (grand theft),
8 two counts, and Vehicle Code section 28051 (altering indicated
9 mileage), three counts.
10

IV

11 The matter alleged in Paragraph III is substantially
12 related to the duties, functions and qualifications of a real
13 estate licensee.
14

V

15 The matter alleged in Paragraph III is grounds to deny
16 Respondent's application under Sections 480(a)(1) and 10177(b) of
17 the California Business and Professions Code.
18

VI

19 Respondent's failure to reveal the matter set forth in
20 Paragraph III in said application constitutes the attempt to
21 procure a real estate license by fraud, misrepresentation or
22 deceit, or by making a material misstatement of fact or knowingly
23 making a false statement of fact required to be revealed in said
24 application, which failure is cause for denying Respondent's
25
26
27

1 application for a real estate license under Sections 480(c) and
2 10177(a) of the Code.

3 The Statement of Issues is brought under the provisions
4 of Section 10100, Division 4 of the Business and Professions Code
5 of the State of California and Sections 11500 through 11528 of
6 the Government Code.

7 WHEREFORE, the Complainant prays that the above-
8 entitled matter be set for hearing and, upon proof of the charges
9 contained herein, that the Commissioner refuse to authorize the
10 issuance of, and deny the issuance of, a real estate salesperson
11 license to Respondent, HOMAYOUN MAHYARI, and for such other and
12 further relief as may be proper in the premises.

13 Dated at Los Angeles, California,

14 this 1 day of November, 2012.

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16 
17 ROBIN TRUJILLO
18 Deputy Real Estate Commissioner
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25 cc: Homayoun Mahyari
26 Robin Trujillo
27 Sacto.