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**FILED**

**FEB 10 2017**

**BUREAU OF REAL ESTATE**

By John C. Smith

7 BEFORE THE BUREAU OF REAL ESTATE  
8 STATE OF CALIFORNIA

9 \* \* \*

10 In the Matter of the Accusation of ) No. H-40542 LA  
11 )  
12 RYAN MICHAEL DOBLADO, ) ACCUSATION  
13 )  
14 Respondent. )

15 The Complainant, Veronica Kilpatrick, a Supervising Special Investigator of the  
16 State of California, for cause of Accusation against RYAN MICHAEL DOBLADO  
17 (“Respondent”) alleges as follows:

18 1.

19 The Complainant, Veronica Kilpatrick, a Supervising Special Investigator of the  
20 State of California, makes this Accusation in her official capacity.

21 2.

22 Respondent is presently licensed and/or has license rights under the Real Estate  
23 Law, Part 1 of Division 4 of the California Business and Professions Code as a real estate  
24 broker (“REB”), Bureau of Real Estate (“BRE” or “Bureau”) license number 01925184.  
25 Respondent’s REB license will expire on March 25, 2017. Respondent is currently the  
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1 designated officer of Dobaldo Inc. (BRE license number 01952649) until the expiration date of  
2 his affiliation, April 29, 2018.

3 FIRST CAUSE FOR DISCIPLINE

4 (CRIMINAL CONVICTION)

5 3.

6 On or about September 22, 2015, in the Superior Court of the State of  
7 California, San Diego County Case Number CN345025, Respondent pled guilty to and was  
8 convicted for violation of California Vehicle Code ("VC") Section 23153(A)(driving a vehicle  
9 while having 0.08 percent or more blood alcohol content, and in so driving, caused bodily  
10 injury to another), a misdemeanor. Also on or about September 22, 2015, Respondent was:  
11 sentenced to five (5) years summary probation and nine (9) days in jail; ordered to pay fines  
12 and assessments to the court; and ordered to enroll in and complete the First Offender Program  
13 and Mothers Against Drunk Driving.

14 4.

15 The crime of which Respondent was convicted, by its facts and circumstances,  
16 bears a substantial relationship under Section 2910, Title 10, Chapter 6, California Code of  
17 Regulations to the qualifications, functions or duties of a real estate licensee.

18 5.

19 The crime of which Respondent was convicted constitutes cause under  
20 **California Business and Professions Code Sections 490 and 10177(b)** for the suspension or  
21 revocation of the license and license rights of Respondent under the Real Estate Law.

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1 SECOND CAUSE FOR DISCIPLINE

2 (FAILURE TO REPORT)

3 6.

4 Respondent did not report in writing to the Bureau, the aforementioned  
5 conviction, within thirty (30) days of the conviction date (September 22, 2015). Respondent's  
6 failure to report the conviction constitutes cause for discipline under **Business and Professions**  
7 **Code Section 10186.2<sup>1</sup>** of the license and license rights of Respondent under the Real Estate  
8 Law.

9 COSTS

10 7.

11 California **Business and Professions Code Section 10106** provides, in pertinent  
12 part, that in any order issued in resolution of a disciplinary proceeding before the Bureau, the  
13 Commissioner may request the administrative law judge to direct a licensee found to have  
14 committed a violation of this part to pay a sum not to exceed the reasonable costs of  
15 investigation and enforcement of the case.

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23 <sup>1</sup> Pursuant to Business and Professions Code 10186.2: (a)(1) A licensee shall report any of the following to the  
24 department: (A) The bringing of an indictment or information charging a felony against the licensee. (B) The  
25 conviction of the licensee, including any verdict of guilty, or plea of guilty or no contest, of any felony or  
26 misdemeanor. (c) Any disciplinary action taken by another licensing entity or authority of this state or of another  
27 state or an agency of the federal government. (2)The report required by this subdivision shall be made in writing  
within 30 days of the date of the bringing of the indictment or the charging of a felony, the conviction, or the  
disciplinary action. (b) Failure to make a report required by this section shall constitute a cause for discipline.

1                   WHEREFORE, Complainant prays that a hearing be conducted on the  
2 allegations of this Accusation and that upon proof thereof, a decision be rendered imposing  
3 disciplinary action against all licenses and/or license rights under the Real Estate Law (Part 1 of  
4 Division 4 of the California Business and Professions Code) of Respondent RYAN MICHAEL  
5 DOBLADO, for the cost of investigation and enforcement as permitted by law, and for such  
6 other and further relief as may be proper under applicable provisions of law.

7 Dated at San Diego, California

8 this 30<sup>th</sup> day of January, 2017.

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10   
11 Veronica Kilpatrick  
12 Supervising Special Investigator  
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21 cc: Ryan Michael Doblado  
22 Veronica Kilpatrick  
23 Sacto.  
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