

1 JUDITH B. VASAN, Counsel (SBN 278115)  
2 Bureau of Real Estate  
3 320 West 4th Street, Suite 350  
4 Los Angeles, California 90013-1105  
5 Telephone: (213) 576-6982  
6 Direct: (213) 576-6904  
7 Fax: (213) 576-6917  
8 *Attorney for Complainant*

**FILED**

**MAY 31 2018**

**BUREAU OF REAL ESTATE**

By *[Signature]*

9 **BEFORE THE BUREAU OF REAL ESTATE**  
10 **STATE OF CALIFORNIA**

11 \* \* \*

12 In the Matter of the Accusation of ) No. H-41061 LA  
13 )  
14 JULIE KRISTINE MARTIN, ) ACCUSATION  
15 )  
16 Respondent. )  
17 )

18 The Complainant, Maria Suarez, a Supervising Special Investigator of the State  
19 of California, for cause of Accusation against JULIE KRISTINE MARTIN, also known as Julie  
20 Kristine Tate, ("Respondent") alleges as follows:

21 1.

22 The Complainant, Maria Suarez, a Supervising Special Investigator of the State  
23 of California, makes this Accusation in his official capacity.

24 2.

25 Respondent presently has license rights under the Real Estate Law, Part 1 of  
26 Division 4 of the California Business and Professions Code ("Code"), as a real estate broker  
(License ID 01241333). Respondent's license is scheduled to expire on October 6, 2020, unless  
27 renewed.

///

ACCUSATION

FIRST CAUSE OF ACCUSATION  
(CRIMINAL CONVICTIONS)

3.

On or about April 15, 2015, in the Superior Court of California, County of Orange, Case No. 15HM03852, a criminal Complaint was filed against Respondent. On or about January 5, 2017, Respondent was convicted on pleas of guilty for violation of Vehicle Code sections 23152(a) (driving under the influence of alcohol), 23152(b) (driving with blood alcohol .08% or more), and 20002(a) (hit and run with property damage), misdemeanors. In addition, Respondent admitted to having a blood alcohol concentration of .20% or more, to wit, .28%, pursuant to Vehicle Code section 23538(b)(2). Respondent was placed on informal probation for 3 years on certain terms and conditions, including in part, paying fines, fees, and assessments, completing a 9-month level 2 First Offender Alcohol Program, and completing Victim Impact Counseling (concurrent with Case No. 16HM01599).

4.

On or about February 18, 2016, in the Superior Court of California, County of Orange, Case No.16HM01599, a criminal Complaint was filed against Respondent. On or about January 5, 2017, Respondent was convicted on pleas of guilty for violation of Vehicle Code sections 23152(a) (driving under the influence of alcohol) and 23152(b) (driving with blood alcohol .08% or more), misdemeanors. In addition, Respondent admitted to having a blood alcohol concentration of .20% or more, to wit, .32%, pursuant to Vehicle Code section 23538(b)(2). Respondent was placed on informal probation for 5 years on certain terms and conditions, including in part, serving two separate jail sentences for 30 days and 120 days in county jail, completing 18 months in the Multiple Offender Alcohol Program, completing Victim Impact Counseling, suspension of Respondent's driver's license for 2 years, and refraining from the consumption of alcoholic beverages.

///

///

1  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27

5.

The convictions, as described in Paragraphs 3 and 4 above, 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.

6.

The crimes of which Respondent was convicted, as described in Paragraphs 3 and 4 above, constitute 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.

SECOND CAUSE OF ACCUSATION

(FAILURE TO REPORT CONVICTION)

7.

Pursuant to Section 10186.2 of the Code, a licensee shall report, in writing, "the conviction of the licensee, including any verdict of guilty, or plea of guilty or no contest, of any felony or misdemeanor" to the Bureau of Real Estate ("Bureau") within thirty (30) days of the conviction. Respondent failed to report in writing to the Bureau the convictions described in Paragraphs 3 and 4 above, within thirty (30) days of the conviction date.

8.

Respondent's failure to timely report the convictions constitutes cause under Section 10186.2 of the Code for the suspension or revocation of the license and license rights of Respondent under the Real Estate Law.

THIRD CAUSE OF ACCUSATION

(FAILURE TO DISCLOSE PENDING CRIMINAL CHARGES)

9.

On or about August 15, 2016, Respondent submitted a Broker Renewal Application. In response to Question 17, under "BACKGROUND INFORMATION," of Respondent's license renewal application, to wit, "ARE THERE CRIMINAL CHARGES PENDING AGAINST YOU AT THIS TIME, OR ARE YOU CURRENTLY AWAITING

ACCUSATION

1 JUDGMENT AND SENTENCING FOLLOWING ENTRY OF A PLEA OR JURY  
2 VERDICT? IF YES, COMPLETE ITEM 22," Respondent marked "NO" and failed to  
3 disclose the then pending criminal charges as alleged in Paragraphs 3 and 4 above in Item 22 of  
4 the application.

5 10.

6 Respondent's failure to disclose the then pending criminal charges, as set forth  
7 in Paragraphs 3 and 4 above, in her license renewal application constitutes an attempt to  
8 procure a real estate license renewal by fraud, misrepresentation, or deceit, or by making a  
9 material misstatement of fact in an application, which constitutes cause under Section 10177(a)  
10 of the Code for the suspension or revocation of the license and license rights of Respondent  
11 under the Real Estate Law.

12 (COSTS OF INVESTIGATION AND ENFORCEMENT)

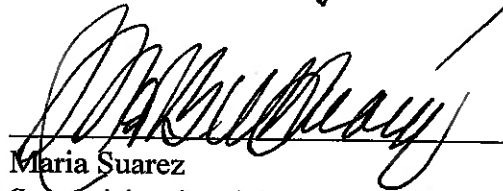
13 11.

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

19 ///  
20 ///  
21 ///  
22 ///  
23 ///  
24 ///  
25 ///  
26 ///  
27 ///

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 the licenses and license rights of Respondent JULIE KRISTINE  
4 MARTIN under the Real Estate Law, for the costs of investigation and enforcement as  
5 permitted by law, and for such other and further relief as may be proper under other applicable  
6 provisions of law.

7  
8 Dated at Los Angeles, California this 24<sup>th</sup> day of May, 2018.

9  
10  
11   
12 Maria Suarez  
13 Supervising Special Investigator  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24

25 cc: JULIE KRISTINE MARTIN  
26 Maria Suarez  
27 Sacto.