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DEPT. OF REAL ESTATE

By

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9 BEFORE THE DEPARTMENT OF REAL ESTATE
10 STATE OF CALIFORNIA

11 * * *

12 In the Matter of the Accusation of
13 JON THOMAS COULTRUP,
14 Respondent.

No. H-41948-LA
FIRST AMENDED ACCUSATION

15 This First Amended Accusation amends the Accusation filed on April 5, 2021. The
16 Accusation filed on April 5, 2021 is amended to correct Respondent's real estate broker license
17 ID number to 00757571 in Paragraph 2, and to list Respondent's name as JON THOMAS
18 COULTRUP in the final paragraph of the Accusation on Page 3. No other parts of the Accusation
19 filed on April 2, 2021 are affected.

20 The Complainant, Veronica Kilpatrick, a Supervising Special Investigator for the
21 Department of Real Estate ("Department") of the State of California, for cause of Accusation
22 against JON THOMAS COULTRUP ("Respondent"), is informed and alleges in her official
23 capacity as follows:

- 24 1. The Complainant, Veronica Kilpatrick, acting in her official capacity as a
25 Supervising Special Investigator, makes this Accusation against Respondent.
26 2. Respondent presently has license rights under the Real Estate Law, Part 1 of
27 Division 4 of the California Business and Professions Code ("Code"), as a real estate broker
28 (License ID 00757571).

FIRST AMENDED ACCUSATION

1 FIRST CAUSE OF ACCUSATION

2 (CRIMINAL CONVICTION)

3 3. On or about November 1, 2019, in the Superior Court of California, County of
4 Santa Barbara, Case No. 19CR04701, Respondent was convicted on a plea of no contest for
5 violation of Penal Code Section 243(e)(1) (domestic battery), a misdemeanor. On or about
6 November 21, 2019, the court suspended imposition of sentence and placed Respondent on
7 supervised probation for a period of three (3) years, subject to terms and conditions including but
8 not limited to: serving 4 days jail time, with credit for 4 days; paying restitution, fees, and fines;
9 performing 20 hours of work; undergoing batterer's treatment and counseling; and having no
10 contact with the victim associated with Respondent's case.

11 4. The conviction, as described in Paragraph 3 above, bears a substantial relationship
12 under Section 2910, Title 10, Chapter 6, California Code of Regulations to the qualifications,
13 functions or duties of a real estate licensee.

14 5. The crime, for which Respondent was convicted, as described in Paragraph 3
15 above, constitutes cause under Code sections 490 and 10177(b) for the suspension or revocation of
16 the license and license rights of Respondent under the Real Estate Law.

17 SECOND CAUSE OF ACCUSATION

18 (FAILURE TO REPORT CONVICTION)

19 6. Pursuant to Section 10186.2 of the Code, a licensee shall report, in writing, "the
20 conviction of the licensee, including any verdict of guilty, or plea of guilty or no contest, of any
21 felony or misdemeanor" to the Department within thirty (30) days of the conviction. Respondent
22 failed to report in writing to the Department the conviction described in Paragraph 3 above, within
23 thirty (30) days of the conviction date.

24 7. Respondent's failure to timely report the conviction constitutes cause under Section
25 10186.2 of the Code for the suspension or revocation of the license and license rights of
26 Respondent under the Real Estate Law.

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8. Respondent's failure to timely report the conviction 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.

COSTS

(COSTS OF INVESTIGATION AND ENFORCEMENT)

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

WHEREFORE, Complainant prays that a hearing be conducted on the allegations of this Accusation and that upon proof thereof, a decision be rendered imposing disciplinary action against all the licenses and license rights of Respondent JON THOMAS COULTRUP under the Real Estate Law, for the costs of investigation and enforcement as permitted by law, and for such other and further relief as may be proper under other applicable provisions of law.

Dated at San Diego, California this 21 day of April, 2021.

Veronica Kilpatrick

Veronica Kilpatrick
Supervising Special Investigator

cc: JON THOMAS COULTRUP
Veronica Kilpatrick
Sacto.