

Julie I. Brown, Secretary

Ron DeSantis, Governor

**Minutes of  
THE FLORIDA REAL ESTATE COMMISSION  
December 14, 2021  
Hybrid Meeting**

**December 14, 2021**

Acting Chair Patricia Fitzgerald called the meeting of the Florida Real Estate Commission to order at approximately 8:30 a.m., via Hybrid, on this Tuesday, the 14<sup>th</sup> day of December 2021.

**Commissioners**

Chair Randy Schwartz – excused absence  
Vice-Chair Patricia “Pat” Fitzgerald – in person  
Patricia “Patti” Ketcham – in person  
Renee Butler – excused absence  
Richard Barbara – in person  
Richard “Dick” Fryer – in person

Mr. Lawrence Harris, Senior Assistant Attorney General appeared in person as counsel for the Commission. Mr. Harris declared quorum present.

**Staff**

Giuvanna Corona, Executive Director – in person  
Al Cheneler, Chief Attorney – in person  
Emy Orellana, Regulatory Consultant – in person  
Tobechi “Charles” Bob-Duru, Regulatory Specialist III – in person  
Jocelyn Pomales, Education Coordinator – in person  
Janice Lugo, Operations Support Supervisor – via Live-Stream  
Linda Doolittle, Regulatory Consultant – in person  
Luis Rivera, Administrative Assistant II – in person  
Amanda Bova, Assistant General Counsel Attorney – in person  
Katie Pareja, Assistant General Counsel Attorney – in person  
Christie Earls, Legal Intern – in person

**Education Agenda**

Giuvanna Corona, Executive Director, presented 8 Real Estate Education Courses for the Commission’s review and consideration.

Tab A – Certified StorySeller 1-3 – New Course (3 hours Specialty, Classroom) – application number 52127 – CMPS Institute, LLC

The applicant was not present in support of the application. After discussion, Commissioner Fryer moved to approve the course; seconded by Commissioner Ketcham. The motion passed without dissent.

Tab B – How to be a Responsible Realtor During the Pandemic – New Course (2 hours Specialty, Classroom) – application number 52245 – Preferred Systems Inc

The applicant was present in support of the application. After discussion, Commissioner Fryer moved to deny the course; seconded by Commissioner Barbara. The motion passed with a 3-1 vote.

Tab C – Title Litigation and How it Relates to the Real Estate Agent – New Course (2 hours Specialty, Classroom) – application number 52246 – Preferred Systems Inc

The applicant was present in support of the application. After discussion, Commissioner Fryer moved to deny the course; seconded by Commissioner Barbara. The motion passed without dissent.

Tab D – Increase Wealth with Rentals and Other Investment Properties – RS 141 – New Course (8 hours Specialty, Classroom) – application number 51917 – Residential Real Estate Council

The applicant was not present in support of the application. After discussion, Commissioner Fryer moved to approve the course with conditions; seconded by Commissioner Barbara. The motion passed without dissent.

Tab E – ACE Investor 4: Advanced Investment Returns – New Course (4 hours Specialty, Classroom) – application number 50955 – Walk the Talk Presentations Inc.

The applicant was present in support of the application. After discussion, Commissioner Fryer moved to approve the course; seconded by Commissioner Ketcham. The motion passed without dissent.

Tab F – ACE Investor 4: Advanced Investment Returns – New Course (4 hours Specialty, Live-Stream) – application number 50956 – Walk the Talk Presentations Inc.

The applicant was present in support of the application. After discussion, Commissioner Fryer moved to approve the course; seconded by Commissioner Ketcham. The motion passed without dissent.

Tab G – ACE Cryptocurrency in Real Estate – New Course (3 hours Specialty, Classroom) – application number 51139 – Walk the Talk Presentations Inc.

The applicant was present in support of the application. After discussion, Commissioner Fryer moved to approve the course; seconded by Commissioner Ketcham. The motion passed without dissent.

Tab H – ACE Cryptocurrency in Real Estate – New Course (3 hours Specialty, Live-Stream) – application number 51140 – Walk the Talk Presentations Inc.

The applicant was present in support of the application. After discussion, Commissioner Fryer moved to approve the course; seconded by Commissioner Barbara. The motion passed without dissent.

### **Special Agenda**

#### **Tab A – Education – Request for Equivalency for Sales Associate Pre-Licensing Education – Roger Scofield**

The petitioner was present and was not represented by counsel. After discussion, Commissioner Fryer moved to deny the motion; seconded by Commissioner Ketcham; the motion passed without dissent.

#### **Tab B – Education – Request for an Extension to Take an End-of-Course Exam Due to Illness – Krista Lee**

The petitioner was not present and was not represented by counsel. After discussion, Commissioner Fryer moved to deny the motion; seconded by Commissioner Barbara; the motion passed without dissent.

On December 15, 2021; the Commission reconsidered this matter. The petitioner was present and was not represented by counsel. After discussion, Commissioner Fryer moved to vacate the Notice of Intent to Deny and approve the motion; seconded by Commissioner Fitzgerald; the motion passed without dissent.

**Tab C – State of West Virginia Mutual Recognition Agreement Request**

Jocelyn Pomales, Education Coordinator, presented the Mutual Recognition Agreement Request from the State of Virginia. After discussion, Commissioner Fryer moved to approve the motion; seconded by Commissioner Ketcham; the motion passed without dissent. Vice-Chair Fitzgerald praised Ms. Pomales for her efforts and actions in reaching out to other states to initiate Mutual Recognition agreement.

**Consent Agenda A**

The Commission considered 45 applicants from the Consent Agenda A; Commissioner Fryer moved; Commissioner Barbara seconded the motion to approve 30 applicants and require 15 applicants to be placed on the Summary of Applicant Agenda; the motion passed without dissent.

The following applicants were approved:

Brennan, Thomas	Leach, James Stephen	Senerath, Jennifer
Bulilan, Christopher	Moran, Jody Therese	Starnes, Bradford Penn
Casen, Stela	Morrone, Joseph	Tavera, Joanna
Doctor, Resha Lee	Nash, Renee	Taylor, Yolanda Denise
Fuhrmann, Michele	Oconnor, Joshua	Thomas, Octavia Latrel
Gray, Corey	Ortega, Emmanuel	Vanputten, Justin
Harvey, Nicholas	Ortiz, Jorge	Vitale, Anthony
Jacobson, Talinn Hayes	Roundtree, Charles	Wade, Kristen
Johnson, Jennifer Kay	Russ, Tamara	Wetherbee, Gary
Lawrence, Hayden	Santos, Sarah	Yu, Jazhiel Alejandro

The following applicants will be placed on the next available Summary of Applicant agenda:

Bowers, Princess Love	Garcia, David Calderon	Mischley, Jewelie Lynn
Ortiz, Michael Angel	Reyes, Daniel Larry	Mixon, Illyana
Brown, Kyla Anne	Gilcreast, Michael A. II	Munoz, Eylem
Page, Kristoffer	Voorhees, Elaina Caroline	
Cabrera, Kathleen Magalie	Mckay, Andrew E Lee	
Plaza, Dereck Sr.	Whedbee, Tiffani Charlene	

**Summary of Applicants**

**Agenda A**

Giuvanna Corona, Executive Director, presented 58 Applicants requesting to sit for the real estate examination. Results are as follows:

TAB	NAME	PRESENT	MOVED by COMMISSIONER	SECONDED by COMMISSIONER	VOTE	COUNT
A	Aversa, Christine Marie	Yes	Commissioner Barbara moved; seconded by Commissioner Fryer, to vacate the Notice of Intent to Deny and approve the application. The motion passed unanimously.			
B	Delouis, Sarah M	No	Applicant requested to reschedule.			

C	Luft, Carrie Lynn	No	Applicant requested to reschedule.			
D	Millan, Yuri	Yes	Commissioner Fryer moved; seconded by Commissioner Barbara, to vacate the Notice of Intent to Deny and approve the application. The motion passed unanimously.			
E	Padula, William Robert	Yes	Commissioner Fryer moved; seconded by Commissioner Barbara, to vacate the Notice of Intent to Deny and approve the application. The motion passed unanimously.			
F	Williams Mario Rashad	Yes	Commissioner Ketcham moved; seconded by Commissioner Fryer, to uphold the Notice of Intent to Deny and deny the application. The motion passed with a 3-1 vote.			
G	Abukhdeir, Ibrahim	No	Fryer	Barbara	Denied	Unanimous
H	Alexander, Lonnie Edward	Yes	Barbara	Fryer	Approved	Unanimous
I	Arntz, Amber J	Yes	Barbara	Fryer	Approved	Unanimous
J	Arthur, Kerbye	Yes	Barbara	Fryer	Approved	Unanimous
K	Ayers, Robert Glenn	Yes	Fryer	Ketcham	Approved	Unanimous
L	Bailey, Aura Maria	Yes	Fryer	Barbara	Approved	Unanimous
M	Brooks Carter, Jaylen Cyress	Yes	Withdrawn			
N	Caputo, Lisa Daniel Villazon, Esq.	Yes Yes	Fryer	Fitzgerald	Approved	Unanimous
O	Chappell, Aaron Benjamin	Yes	Ketcham	Barbara	Approved	Unanimous
P	Cobiella, Vanessa	Yes	Withdrawn			
Q	Conenna, Michael Daniel Villazon, Esq.	Yes Yes	Barbara	Fryer	Approved	Unanimous
R	Cossio, Jose	Yes	Fryer	Barbara	Approved	Unanimous
S	Cuebas, Ryan	Yes	Barbara	Fryer	Approved	Unanimous
T	Davis, Leamon	Yes	Barbara	Fryer	Approved	Unanimous
U	Doshier, Brielle	Yes	Barbara	Ketcham	Approved	Unanimous
V	Duong, Kenny	No	Fryer	Barbara	Denied	Unanimous
W	Gallen, Peter	Yes	Fryer	Barbara	Approved	Unanimous
X	Godio, Melissa	Yes	Ketcham	Barbara	Approved	Unanimous
Y	Granger, Kenyonis	Yes	Ketcham	Fryer	Denied	Unanimous
Z	Hart, Sikira	Yes	Barbara	Ketcham	Approved	3-1
AA	Hoffman, Katherine Jeann	Yes	Fryer	Barbara	Approved	Unanimous
AB	Hooke, Jason	Yes	Barbara	Fryer	Approved	Unanimous
AC	Hyde, Jessica Marie	No	Barbara	Fryer	Denied	Unanimous
AD	Iles, Joterra	No	Fryer	Barbara	Denied	Unanimous
AE	Ismail, Yasmina	No	Fryer	Barbara	Approved	Unanimous
AF	Jones, Michael	Yes	Fryer	Barbara	Approved	Unanimous
AG	Jorge, Henry	Yes	Fryer	Barbara	Approved	Unanimous
AH	Joseph, William	No	Fryer	Barbara	Denied	Unanimous

AI	Lafreniere, Eric	Yes	Barbara	Fryer	Approved	Unanimous
AJ	Lollie, Michael Keegan	Yes	Fryer	Barbara	Approved	Unanimous
AK	Lollis, Shawna	No	Fryer	Barbara	Approved	Unanimous
AL	Lynn Lawton, Leslie	Yes	Fryer	Barbara	Approved	Unanimous
AM	Martinez, Yanila	No	Barbara	Ketcham	Approved	Unanimous
AN	Mederos, Daniel	Yes	Fryer	Barbara	Approved	Unanimous
AO	Murga, Luis Miguel	No	Fryer	Barbara	Denied	Unanimous
AP	Navon, Dylan Cole	Yes	Fryer	Fitzgerald	Approved	Unanimous
AQ	Nunez, Wilfredo Jr	Yes	Barbara	Fryer	Approved	Unanimous
AR	Ortiz, Gorgino Raul	Yes	Fryer	Barbara	Approved	Unanimous
AS	Rajs, Olivia	Yes	Fryer	Barbara	Approved	Unanimous
AT	Regan, Katelyn	Yes	Fryer	Barbara	Approved	Unanimous
AU	Roberts, Bradley	No	Rescheduled and waived the 90-days.			
AV	Rosario, Jose Luis	Yes	Fryer	Barbara	Approved	Unanimous
AW	Rushin, Alonzo Earl Jr	No	Barbara	Fryer	Approved	Unanimous
AX	Samargedlis, Jane	Yes	Fryer	Barbara	Approved	Unanimous
AY	Shewmaker, Zackary Lee	No	Fryer	Barbara	Denied	Unanimous
AZ	Shue, Richard Charles	Yes	Barbara	Fryer	Approved	Unanimous
BA	Tamasi, Arthur P III	Yes	Fryer	Barbara	Approved	Unanimous
BB	Tose Rigell, Stevenson	Yes	Fryer	Barbara	Approved	Unanimous
BC	Turner, Derek Wayne	Yes	Fryer	Barbara	Approved	Unanimous
BD	Weise, Tyler	Yes	Fryer	Barbara	Approved	Unanimous
BE	Williams, Eric G	Yes	Fryer	Ketcham	Approved	Unanimous
BF	Wright, Shanequa Olympia	Yes	Fryer	Ketcham	Approved	Unanimous

**Agenda B**

Giuvanna Corona, Executive Director, presented 13 Applicants requesting to sit for the real estate examination. Results are as follows:

TAB	NAME	PRESENT	MOVED by COMMISSIONER	SECONDED by COMMISSIONER	VOTE	COUNT
A	Deguzman, Macario Aguilar	No	Fryer	Barbara	Denied	Unanimous
B	Dejesus-Laguna, Jesus	No	Barbara	Fryer	Denied	Unanimous
C	Drumgool, Nicole Hannah	Yes	Barbara	Fryer	Approved	Unanimous
D	Fennell, Ashley N	No	Ketcham	Barbara	Approved	Unanimous
E	Francis, Tenisha N	Yes	Barbara	Ketcham	Approved	Unanimous
F	Landau, Steven	Yes	Fryer	Barbara	Approved	Unanimous
G	Lockhart, Keelyn Ky	Yes	Fryer	Barbara	Approved	Unanimous

H	Naumiuk, Luke	No	Fryer	Barbara	Denied	Unanimous
I	Noble, Atiya	Yes	Barbara	Fryer	Approved	Unanimous
J	Pelletier, Andrew Justin	Yes	Fryer	Barbara	Approved	Unanimous
K	Stokes, Lance	No	Barbara	Fryer	Denied	Unanimous
L	Vose, Andrew Michael	Yes	Fryer	Barbara	Approved	Unanimous
M	Younger, Jacob Eugene	Yes	Barbara	Fryer	Approved	Unanimous

**Agenda C**

Giuvanna Corona, Executive Director, presented 8 Applicants requesting to sit for the real estate examination. Results are as follows:

TAB	NAME	PRESENT	MOVED by COMMISSIONER	SECONDED by COMMISSIONER	VOTE	COUNT
A	Ruf, Conner	Yes	Commissioner Barbara moved; seconded by Vice-Chair Fitzgerald, to vacate the Notice of Intent to Deny and approve the application. The motion passed unanimously.			
B	Figuroa, Brenda Eve	Yes	Ketcham	Barbara	Approved	Unanimous
C	Fleming, David W	Yes	Fryer	Barbara	Approved	Unanimous
D	Gomez, Roberto	Yes	Barbara	Fryer	Approved	Unanimous
E	Gonzalez, Jahsua J	Yes	Barbara	Fryer	Approved	Unanimous
F	Harris, Carmelle	No	Fryer	Barbara	Denied	Unanimous
G	Hartog, Michelle Carol	Yes	Fryer	Ketcham	Approved	Unanimous
H	Holland, Helga	Yes	Ketcham	Barbara	Approved	3-1

**Agenda D**

Giuvanna Corona, Executive Director, presented 1 Applicant requesting to sit for the real estate examination. Results are as follows:

TAB	NAME	PRESENT	MOVED by COMMISSIONER	SECONDED by COMMISSIONER	VOTE	COUNT
A	Madden, Jonathan Edward	Yes	Fryer	Barbara	Approved	Unanimous

**Executive Director's Comments**

Executive Director Corona thanked the Commission and Division staff for a great meeting; addressed questions and comments from the Commission.

**Chair's Comments**

Acting-Chair Fitzgerald thanked the Commission and Division staff for a great meeting.

**Public Comments**

The Commission received no public comment.

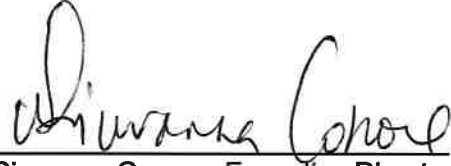
**Adjournment**

There being no other business, the Chair adjourned the meeting at approximately 12:30 p.m. The next general meeting – licensing of the Florida Real Estate Commission is scheduled for January 11, 2022, via Tele-Conference/Live-Stream.

ATTEST:



\_\_\_\_\_  
Randy Schwartz, Chair  
Florida Real Estate Commission



\_\_\_\_\_  
Giovanna Corona, Executive Director  
Florida Real Estate Commission

---

Julie I. Brown, Secretary

Ron DeSantis, Governor

**Minutes of  
THE FLORIDA REAL ESTATE COMMISSION  
December 15, 2021  
Hybrid Meeting**

**December 15, 2021**

Chair Randy Schwartz called the meeting of the Florida Real Estate Commission to order at approximately 8:30 a.m., via Hybrid, on this Wednesday, the 15<sup>th</sup> day of December, 2021.

**Commissioners**

Chair Randy Schwartz – in person  
Vice-Chair Patricia “Pat” Fitzgerald – in person  
Patricia “Patti” Ketcham – in person  
Renee Butler – excused absence  
Richard Barbara – in person  
Richard “Dick” Fryer – in person

Mr. Lawrence Harris, Senior Assistant Attorney General, appeared in person as counsel for the Commission. Mr. Harris declared quorum present.

**Staff**

Katy McGinnis, Division Director – in person  
Chris Willenbring, Division Deputy Director – in person  
Giuanna Corona, Executive Director – in person  
Al Cheneler, Chief Attorney – in person  
James Fortunas, Deputy Chief Attorney – via Live-Stream  
Mackenzie Medich, Deputy Chief Attorney – via Live-Stream  
Amanda Bova, Assistant General Counsel Attorney – in person  
Delhon Braaten, Assistant General Counsel Attorney – via Live-Stream  
William Childers, Assistant General Counsel Attorney – via Live-Stream  
Dan David, Assistant General Counsel Attorney – via Live-Stream  
Katie Pareja, Assistant General Counsel Attorney – in person  
Christie Earls, Legal Intern – in person  
Emy Orellana, Regulatory Consultant – in person  
Tobechi “Charles” Bob-Duru, Regulatory Specialist III – in person  
Janice Lugo, Operations Support Supervisor – via Live-Stream  
Damon Boodram, Operation Review Specialist – in person

**Escrow Disbursement Orders – Agenda**

Katie Pareja, Assistant General Counsel, presented 7 Escrow Disbursement Orders.

Commissioner Fryer moved to approve Tab A, B, C and D of the Escrow Disbursement Order as a consent agenda, seconded by Commissioner Barbara; the motion passed unanimously.

Commissioner Fryer moved to approve Case Number 2021-044725 and Case Number 2021-047797 of the Escrow Disbursement Order as Interpleaders, seconded by Commissioner Barbara and Vice-Chair Fitzgerald; the motion passed unanimously.

Commissioner Ketcham moved to issue the Escrow Disbursement Order Case No. 2021-046499 to the seller, seconded by Commissioner Barbara; the motion passed unanimously.



### **Recovery Fund Claim – Agenda**

Del Braaten, Assistant General Counsel, presented 6 Recovery Fund Claim. Commissioner Butler was not present during the consideration of the Recovery Fund Claim.

#### **Tab A – Case Number 2021-007145 – RFC Danzer v. Arriaga**

Claimant was present and was represented by Counsel, Mr. Martin Feldman, Esq.; Licensee was not present and was not represented by Counsel. After discussion, Commissioner Fryer moved to deny the claim as recommended by the Department; seconded by Commissioner Barbara. The motion passed unanimously.

#### **Tab B – Case Number 2021-025953 – RFC Jones v. Poag**

Claimant was not present and was not represented by Counsel; Licensee was not present and was not represented by Counsel. After discussion, Commissioner Fryer moved to deny the claim as recommended by the Department; seconded by Vice-Chair Fitzgerald. The motion passed unanimously.

#### **Tab C – Case Number 2021-029498 – RFC Karney v. Fineman**

Claimant was not present and was represented by Counsel, Mr. Steven Grant, Esq.; Licensee was not present and was not represented by Counsel. After discussion, Commissioner Fryer moved to grant the claim as recommended by the Department; seconded by Vice-Chair Fitzgerald. The motion passed unanimously.

#### **Tab D – Case Number 2021-028900 – RFC Monaghan v. Amy**

Claimant was present and was not represented by Counsel; Licensee was not present and was not represented by Counsel. After discussion, Commissioner Fryer moved to deny the claim as recommended by the Department; seconded by Commissioner Barbara. The motion passed with a 4-1 vote.

#### **Tab E – Case Number 2021-028333 – RFC Pinto v. Molina**

Claimant was not present and was represented by Counsel, Ms. Valery Georgialin, Esq.; Licensee was present and was represented by Counsel, Mr. David Peterson, Esq. After discussion, Commissioner Fryer moved to grant the Claimant's request to withdraw the claim; seconded by Vice-Chair Fitzgerald. The motion passed unanimously.

#### **Tab F – Case Number 2021-045384 – RFC Riccio v. Thompson**

Claimant was not present and was not represented by Counsel; Licensee was not present and was not represented by Counsel. After discussion, Commissioner Fryer moved to grant the claim as recommended by the Department; seconded by Vice-Chair Fitzgerald. The motion passed unanimously.

### **Legal Appearance Docket**

The Commission addressed the Legal Appearance Docket, hearing 12 docket items with the following results:

#### **Tab A – Michael Madson, BL3108669, Case No. 2021-029662 – Respondent's Request for Informal Hearing**

The Respondent was not present and was not represented by counsel. Ms. Bova represented the Department. Commissioner Ketcham served on probable cause and was recused.

After discussion, Commissioner Fryer moved; seconded by Vice-Chair Fitzgerald; to find the Respondent guilty as charged in the Administrative Complaint; the motion passed without dissent. Commissioner Fryer moved; seconded by Commissioner Barbara; to impose the following sanctions: **6 months of probation; administrative fine of \$500.00; investigative costs of \$660.00; 4-hour Escrow Management Course**; the motion passed without dissent.

**Violation(s):** Section 475.25(1)(k), Florida Statutes, by failing to immediately place, upon receipt, any money, fund, deposit, check or draft entrusted to her or him by any person dealing with her or him as a broker in escrow with a title company banking institution credit union or savings and loans association located or doing business in this state, or to deposit such funds in a savings and loans association located and doing business in this state, wherein that funds shall be kept until disbursement thereof properly authorized; or has failed, if sales associate to immediately place with her or his registered employer any money, fund deposit, check or draft entrusted to her or him by any person dealing with her or him as agent of the registered employer.

**Tab B – Rebecca Marie Mahan, BK680769, Case No. 2021-016304 – Continued to December for Penalty Determination**

The Respondent was not present and was not represented by counsel. Ms. Pareja represented the Department. Commissioner Ketcham served on probable cause and was recused.

After discussion, Vice-Chair Fitzgerald moved; seconded by Commissioner Barbara; to impose the following sanctions: **12 months of probation; investigative costs of \$431.30; 28-hour Reactivation Course; Restitution must be paid within 12 months;** the motion passed without dissent.

**Violation(s):** Section 475.25(1)(d)1, Florida Statutes, by failing to account or deliver to any person, including a licensee under this chapter, at the time which has been agreed upon or is required by law or, in the absence of a fixed time, upon a demand of the person entitled to such accounting and delivery, any personal property such as money, fund, deposit, check, draft, abstract title, mortgage, conveyances, lease or other document or things of value.

**Tab C – David S. Remland, BK642682, Case No. 2021-033355 – Petitioner’s Motion for Informal Hearing**

The Respondent was present and was not represented by counsel. Mr. Childers represented the Department. Commissioner Ketcham served on probable cause and was recused.

After discussion, Commissioner Fryer moved; seconded by Vice-Chair Fitzgerald; to find the Respondent guilty as charged in the Administrative Complaint; the motion passed without dissent. Commissioner Fryer moved; seconded by Commissioner Barbara; to impose the following sanctions: **6 months of probation; administrative fine of \$500.00; investigative costs of \$726.00; 3-hour Core Law Course;** the motion passed without dissent.

**Violation(s):** Section 475.25(1)(e), Florida Statutes, through a violation of Section 455.227(1)(t), Florida Statutes, by failing to report in writing to the board within 30 days after the licensee is convicted or found guilty of, or entered a plea of nolo contendere or guilty to, regardless of adjudication, a crime in any jurisdiction.

**Tab D – A Family On Vacation LLC, Case No. 2021-018172 – Motion for Finding of Waiver and Entry of Final Order**

The case was pulled from the Legal Appearance Docket.

**Tabs E – Lynn Carey Becker, BK527902, Case No. 2021-029219 – Motion for Finding of Waiver and Entry of Final Order**

The Respondent was not present and was not represented by counsel. Ms. Bova represented the Department. Vice-Chair Fitzgerald served on probable cause and was recused.

After discussion, Commissioner Fryer moved; seconded by Commissioner Barbara; to find the Respondent guilty as charged in the Administrative Complaint; the motion passed without dissent. Commissioner Fryer moved; seconded by Commissioner Ketcham; to impose the following sanctions: **revocation; administrative fine of \$1,000.00; investigative costs of \$330.00;** the motion passed without dissent.

**Violation(s):** Section 475.25(1)(e), Florida Statutes, through a violation of Section 455.227(1)(t), Florida Statutes, by failing to report in writing to the board or, if there is no board, to the department within 30 days after the licensee is convicted or found guilty of, or entered a plea of nolo contendere or guilty to, regardless of adjudication, a crime in any jurisdiction.

**Tab F – Haresh Chatomal, BK3033058, Case No. 2021-023061 – Motion for Finding of Waiver and Entry of Final Order**

The Respondent was not present and was not represented by counsel. Mr. Childers represented the Department. Vice-Chair Fitzgerald served on probable cause and was recused.

After discussion, Commissioner Fryer moved; seconded by Commissioner Barbara; to find the Respondent guilty as charged in the Administrative Complaint; the motion passed without dissent. Commissioner Fryer moved; seconded by Commissioner Barbara; to impose the following sanctions: **revocation; administrative fine of \$1,000.00; investigative costs of \$224.40**; the motion passed without dissent.

**Violation(s):** Section 475.5015

**Tab G – Jeffrey Michael Glickman, Case No. 2021-018098 – Motion for Finding of Waiver and Entry of Final Order**

The case was pulled from the Legal Appearance Docket.

**Tab H – Jeffrey Michael Glickman, Case No. 2021-017143 – Motion for Finding of Waiver and Entry of Final Order**

The case was pulled from the Legal Appearance Docket.

**Tab I – Jose Martinez, ZH1002650, Case No. 2021-008749 – Motion for Finding of Waiver and Entry of Final Order**

The Respondent was not present and was not represented by counsel. Ms. Bova represented the Department. Vice-Chair Fitzgerald served on probable cause and was recused.

After discussion, Commissioner Fryer moved; seconded by Commissioner Ketcham; to find the Respondent guilty as charged in the Administrative Complaint; the motion passed without dissent. Commissioner Fryer moved; seconded by Commissioner Barbara; to impose the following sanctions: **revocation; investigative costs of \$495.00**; the motion passed with a 3-1 vote.

**Violation(s):** Section 475.25(1)(e), Florida Statutes, through a violation of Section 455.227(1)(t), Florida Statutes, by failing to report in writing to the board or, if there is no board, to the department within 30 days after the licensee is convicted or found guilty of, or entered a plea of nolo contendere or guilty to, regardless of adjudication, a crime in any jurisdiction.

**Tab J – Jamie Avoletta, SL3321855, Case No. 2021-019928 – Settlement Stipulation**

The Respondent was not present and was not represented by counsel. Ms. Pareja represented the Department. Commissioner Ketcham served on probable cause and was recused.

After discussion, Vice-Chair Fitzgerald moved; seconded by Commissioner Barbara; to accept the Settlement Stipulation; the motion passed with a 3-1 vote.

**Violation(s):** Section 475.25(1)(e), Florida Statutes, by failing to timely complete a lawful order imposed by FREC.

## **Tab K – Gleyson Silva, SL3217290, Case No. 2021-000098 – Settlement Stipulation**

The Respondent was present and was represented by counsel, Mr. Daniel Villazon, Esquire, present. Ms. Bova represented the Department. Commissioner Ketcham served on probable cause and was recused.

After discussion, Commissioner Fryer moved; seconded by Commissioner Barbara; to accept the Settlement Stipulation; the motion passed without dissent.

**Violation(s):** Section 475.25(1)(k), Florida Statutes, by failing to immediately place, upon receipt, any money, fund, deposit, check or draft entrusted to her or him by any person dealing with her or him as a broker in escrow with a title company banking institution credit union or savings and loans association located or doing business in this state, or to deposit such funds in a savings and loans association located and doing business in this state, wherein that funds shall be kept until disbursement thereof properly authorized; or has failed, if sales associate to immediately place with her or his registered employer any money, fund deposit, check or draft entrusted to her or him by any person dealing with her or him as agent of the registered employer.

## **Tab L – Robert Ecker Jr., BK3256366, Case No. 2021-041409 – Voluntary Surrender of License**

The Respondent was not present and was not represented by counsel. Ms. Pareja represented the Department. Commissioner Ketcham served on probable cause and was recused.

After discussion, Commissioner Fryer moved; seconded by Commissioner Ketcham; to accept the Request for Voluntary Relinquishment of License for Permanent Revocation; the motion passed without dissent.

### **Petitions**

#### **A. Declaratory Statement – New Western Acquisitions – DS2021-058**

The Petitioner was present and was not represented by counsel. After discussion, Commissioner Fryer moved to grant the petition and deny content for Declaratory Statement; seconded by Vice-Chair Fitzgerald; the motion passed without dissent.

### **Special Agenda**

#### **Tab A – Education – Request for an Extension to Take an End-of-Course Exam Due To Illness – Krista Lee**

The petitioner was present and was not represented by counsel. After discussion, Commissioner Fryer moved to deny the motion for an extension; seconded by Vice-Chair Fitzgerald; the motion passed without dissent.

#### **Tab A – Legal – Request for Extension of Final Order DBPR 2020-017898 – Theresa Wade**

The petitioner was not present and was not represented by counsel. After discussion, Commissioner Fryer moved to grant the motion for a 60-day extension; seconded by Commissioner Barbara; the motion passed without dissent.

#### **Request for Reconsideration of Final Order DBPR 2020-032095 – Sabin Barto**

The petitioner was not present and was not represented by counsel. After discussion, Commissioner Fryer moved to deny the motion for reconsideration; seconded by Vice-Chair Fitzgerald; the motion passed without dissent.

#### **Tab B – General – FREC Meeting Dates for March 2022**

FREC Executive Director Corona presented the FREC Meeting Dates for March 2022 to the Commission. After discussion, Commissioner Barbara moved; seconded by Vice-Chair Fitzgerald; to accept the dates for March 2022. The motion passed without dissent.

## **Rules**

### **A. Rule 61J2-24.001, F.A.C. – Disciplinary Guidelines**

The purpose of this rule discussion is to update the Commission on the proposed language of the Disciplinary Guidelines.

### **B. Rule 61J2-24.002, F.A.C. – Citation Authority**

The purpose of this rule discussion is to update the Commission on the proposed language of the Citation Authority.

### **C. Rule 61J2-24.003, F.A.C. – Notification of Noncompliance**

The purpose of this rule discussion is to update the Commission on the proposed language of the Notification of Noncompliance.

### **E. Rule 61J2-24.006, F.A.C. – Probation**

The purpose of this rule discussion is to update the Commission on the proposed language of Probation.

### **F. FREC-1 Syllabus**

The purpose of this rule discussion is to update the Commission on the proposed language of the FREC-1 Syllabus. The Commission received comments from the audience and requests to have an all day workshop to work through the FREC-1 Syllabus final draft. The Division drafted and presented the final strikethrough version of the FREC-1 Syllabus proposed language to the Commission.

## **Meeting Minutes**

FREC Executive Director Corona presented the November 2021 Meeting Minutes to the Commission. After discussion, Commissioner Barbara moved; Vice-Chair Fitzgerald seconded; to approve the minutes as presented. The motion passed without dissent.

## **Reports**

FREC Executive Director Corona continued the Division Reports. FREC Chief Attorney, Mr. Cheneler, Esquire, presented the Legal Reports for November 2021. FREC Counsel, Mr. Harris, Esq., presented the Rules Report for November 2021.

## **Executive Director's Comments**

Executive Director Corona thanked the Commission and Division staff for a great meeting; addressed questions and comments from the Commission.

## **Chair's Comments**

Chair Schwartz thanked the Commission and Division staff for a great meeting.

## **Public Comments**

The Commission received public comment from Ms. Linda Crawford, Author Dearborn Real Estate Education Company.

## **Adjournment**

There being no other business, the Chair adjourned the meeting at approximately 12:30 p.m. The next general meeting – Legal of the Florida Real Estate Commission is scheduled for January 12, 2022, in Orlando and via Hybrid.

ATTEST:

  
\_\_\_\_\_  
Randy Schwartz, Chair  
Florida Real Estate Commission

  
\_\_\_\_\_  
Giovanna Corona, Executive Director  
Florida Real Estate Commission