



**Minutes of
THE FLORIDA REAL ESTATE COMMISSION
August 20, 2025
Hybrid Meeting**

August 20, 2025

Commissioner Millie Kanyar served as Chair and called the meeting of the Florida Real Estate Commission to order at approximately 9:30 a.m., virtually, on this Wednesday, the 20th day of August, 2025.

Commissioners

Chair Millie Kanyar
Vice-Chair Kelly Price
Richard Barbara
Randy Schwartz – excused absence
Patricia Fitzgerald
Patricia Ketcham
Renee Butler

Board Counsel

Lawrence Harris, Senior Assistant Attorney General

- Declared quorum present

Division of Real Estate

Giuvanna Corona, Executive Director
Camille Royal
Opal Smith
Joshua Dagene
Lori Crawford
Zulma Cabanillas
Alicia Canora
Gabriel Mercado

Office of General Counsel

Maureen White, Chief Attorney
James Fortunas, Deputy Chief Attorney
Mackenzie Medich, Deputy Chief Attorney
Gene Aldridge
Melissa Buza
Shannon Clark
Sarah Kranz
Arrie Marrion
Elizabeth Paniello
Margo Sukhanova

Julicia Vernon

Court Reporting Services

Magnolia Reporting Inc. (407) 896-2313, reportingorlando@aol.com

Meeting Minutes

The July 2025 Meeting Minutes were continued.

Reports

The August 2025 reports were presented to the Commission.

- Division
- Legal
- Rules

Escrow Disbursement Orders

After the discussion the Commission:

Approved

Case No. 2025029916, Buyer

Case No. 2025027511, Seller

Legal Appearance Docket

Bertematti, Yoanis, SL3325207, Case No. 2025015818

- The Respondent was present and was not represented by counsel.
- Commissioner Schwartz served on Probable Cause and was recused.
- After discussion, the Commission imposed the following sanctions:
 - Revocation
 - Investigative costs of \$168.60
 - Administrative fine of \$7,500.00
- Violation(s): 475.25(1)(f), F.S.; 475.25(1)(p), F.S.; 475.25(1)(e), F.S. v. 455.227(1)(t), F.S.

Cavella, Kristin Lynne, SL685857, Case No. 2024055789

- The Respondent was present and was not represented by counsel.
- Commissioner Ketcham served on Probable Cause and was recused.
- After discussion, the Commission imposed the following sanctions:
 - Investigative costs of \$594.00
- Violation(s): 475.25(1)(e) v. 61J2-10.038(2) FAC

Day, Willard, SL3480660, Case No. 2024063825

- The Respondent was not present and was not represented by counsel.

- Commissioner Ketcham served on Probable Cause and was recused.
- After discussion, the Commission imposed the following sanctions:
 - Investigative costs of \$495.00
 - Administrative fine of \$250.00
- Violation(s): 475.25(1)(e) v. 455.227(1)(t), F.S.

Delgato, Marcus, SL3245545, Case No. 2024065825

- The Respondent was present and was not represented by counsel.
- Commissioner Schwartz served on Probable Cause and was recused.
- After discussion, the Commission imposed the following sanctions:
 - Investigative costs of \$201.30
 - Administrative fine of \$1,250.00
- Violation(s): 455.227(1)(t), F.S.; 475.25(1)(f), F.S.; 475.25 (1)(p)

Olaya, Giovanni H., SL3569266, Case No. 2024055001

- The Respondent was present and was not represented by counsel.
- Commissioner Ketcham served on Probable Cause and was recused.
- After discussion, the Commission imposed the following sanctions:
 - Investigative costs of \$224.80
 - Administrative fine of \$250.00
- Violation(s): 475.25(1)(e) v. 455.227(1)(t), F.S.

Scaife, Shelton, BK3023452, Case No. 2025004212

- The Respondent was present and was not represented by counsel.
- Commissioner Schwartz served on Probable Cause and was recused.
- After discussion, the Commission imposed the following sanctions:
 - Investigative costs of \$495.00
 - Administrative fine of \$250.00
- Violation(s): 475.25(1)(e), F.S. v. 455.227(1)(t), F.S.

Simkin, Ilya, SL3514943, Case No. 2024053742

- The Respondent was present and was not represented by counsel.
- Commissioner served on Probable Cause and was recused.
- After discussion, the Commission imposed the following sanctions:
 - Revocation

- Investigative costs of \$412.50
 - Administrative fine of \$2,500.00
- Violation(s): 475.25(1)(e), F.S.

Thigpen Matthews, Alisa Beatrice, SL3430771, Case No. 2024032471

- The Respondent was not present and was not represented by counsel.
- Vice-Chair Price served on Probable Cause and was recused.
- After discussion, the Commission imposed the following sanctions:
 - Revocation
 - Investigative costs of \$726.00
 - Administrative fine of \$3,000.00
- Violation(s): 475.25(1)(e), F.S. v. 475.42(1)(d), F.S.

Tobon, Mar Y Sol Restrepo, BK3240377, Case No. 2024033630

- The Respondent was present and was represented by counsel, Sonia Troutwine Esq., present.
- Vice-Chair Price served on Probable Cause and was recused.
- After discussion, the Commission imposed the following sanctions:
 - Investigative costs of \$ 684.75
- Violation(s): 475.25(1)(b), F.S.; 475.25(1)(e) v. 61J2-14.009 FAC; 475.25 (1)(k)

Waters, David John, SL3562581, Case No. 2024066976

- The Respondent was not present and was not represented by counsel.
- Commissioner Ketcham served on Probable Cause and was recused.
- After discussion, the Commission imposed the following sanctions:
 - Investigative costs of \$330.00
 - Administrative fine of \$250.00
- Violation(s): 475.25(1)(d)1, F.S.

Williams, Marvin Lee Jr, SL3556058, Case No. 2024029065

- The Respondent was present and was not represented by counsel.
- Commissioner Schwartz served on Probable Cause and was recused.
- After discussion, the Commission imposed the following sanctions:
 - Investigative costs of \$495.00
 - Administrative fine of \$250.00

- Violation(s): 475.25(1)(e), F.S. v. 455.227(1)(t), F.S.

Vargas, Alba Cristina, SL3176532, Case No. 2025009359

- The Respondent was not present and was not represented by counsel.
- Commissioner served on Probable Cause and was recused.
- After discussion, the Commission accepted the Voluntary Relinquishment of License for Permanent Revocation.

Davison, Theresa Marie, SL3267854, Case No. 2024028527

- The Respondent was not present and was not represented by counsel.
- Vice-Chair Price served on Probable Cause and was recused.
- After discussion, the Commission imposed the following sanctions:
 - Revocation
 - Investigative costs of \$415.14
 - Administrative fine of \$4,000.00
- Violation(s): 475.25(1)(b), F.S.; 475.25(1)(d)(1), F.S.; 475.25(1)(a), F.S.; 475.25(1)(e), F.S.

Kamarad, Leslie Anne, SL3541312, Case No. 2024054795

- The Respondent was not present and was not represented by counsel.
- Vice-Chair Price served on Probable Cause and was recused.
- After discussion, the Commission imposed the following sanctions:
 - Revocation
 - Investigative costs of \$115.50
 - Administrative fine of \$250.00
- Violation(s): 475.25(1)(m), F.S.

Moreno, Orsilmar Joica, SL3536869, Case No. 2024041163

- The Respondent was present and was not represented by counsel.
- Commissioner Fitzgerald served on Probable Cause and was recused.
- After discussion, the Commission imposed the following sanctions:
 - Reprimand
 - Investigative costs of \$132.00
 - Administrative fine of \$250.00
- Violation(s): 475.25(1)(m), F.S.

Ramirez, Stephanie, SL3497248, Case No. 2025007655

- The Respondent was not present and was not represented by counsel.
- Commissioner Ketcham served on Probable Cause and was recused.
- After discussion, the Commission accepted the Voluntary Relinquishment of License for Permanent Revocation.

Walker, Jamiral, SL3532063, Case No. 2024033944

- The Respondent was not present and was not represented by counsel.
- Commissioner Fitzgerald served on Probable Cause and was recused.
- After discussion, the Commission imposed the following sanctions:
 - Reprimand
 - Investigative costs of \$66.00
 - Administrative fine of \$250.00
- Violation(s): 475.25(1)(e), F.S.

Multiple Brokers

After discussion, the Commission:

Denied

Anthony Giglio

Summary of Applicants Agenda A

After discussion, the Commission:

Approved

Carter, James B

Clemons, Jeremiah Jason

Cole, Henry T

Dalton, Mitchell

Krabseth, Blake Allen

Moise, Paul

Morris, Kyle W

Ocasio, Margaret

Settembrino, Joseph

Sookraj, Demetri

Valenzuela, Perla

Issued a Notice of Intent to Deny

Whoolery, Lewis C III

Edmond, Jeffrey F

Filiasse, Jeffrey

Consent Agenda A

After discussion, the Commission:

Approved

Galusha, Heather

Salomon, Schiller

Velasquez, Jessica

Williams, James Edward

Did not approve and will be placed on the next Summary of Applicants Agenda

Baker, James Christian

Blake Christian

Brown, Jacqueline

Cooper-Vetal, David

Jean, Nathan

Mayze, Daja

Sutkus, Michael Jr.

Washington, Estella Dior

Wright, Janelle Karin

Consent Agenda B

After discussion, the Commission:

Approved

Link, Benjamin

Ryan, George

Sanchez Cabadia, Andres

Did not approve and will be placed on the next Summary of Applicants Agenda

Thompson, Richard

Tidwell, Ari

Special Agenda – General

Motion for Reconsideration of Final Order, Michael Conlon, SL3505887. The petitioner was present and was represented by counsel. After discussion, the Commission granted the request petitioner's request for motion to Reconsider and Vacate the Final Order, imposed the following sanctions: suspension for 6 months, probation for 2 years, investigative costs of \$455.00, administrative fine of \$2,500.00 per count, 28-hour reactivation education course, and 3 complete FREC meetings.

Motion for Reconsideration of Final Order, Sandy Lewis, BK3266746. The petitioner was present and was not represented by counsel. After discussion, the Commission denied the request petitioner's request for motion for Reconsideration of Final Order.

Motion to Vacate Final Order 2025-04679, Ryan Owens, BK430342. The petitioner was present and was not represented by counsel. After the discussion, the Commission denied the petitioner's request for waiver of experience.

Executive Director Comments

Executive Director, Giovanna Corona, did not have any comment.

Chair's Comments

Chair Kanyar expressed gratitude for the efforts made to put forth the meeting.

Public Comments

The Commission did not receive any public.

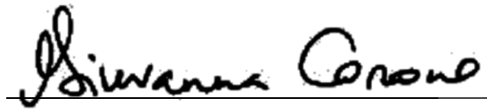
Adjournment

There being no other business, the Chair adjourned the meeting at approximately 1:25 p.m. The next general meeting is scheduled for Wednesday, September 24, 2025. Please visit [Real Estate Commission- Meetings and Workshops – MyFloridaLicense.com](https://www.myfloridalicense.com/real-estate/commission-meetings-and-workshops) for more information.

ATTEST:



Millie Kanyar, Chair
Florida Real Estate Commission



Giovanna Corona, Executive Director
Florida Real Estate Commission