

**Ken Lawson, Secretary**

**Rick Scott, Governor**

**Minutes of  
THE FLORIDA REAL ESTATE COMMISSION  
June 21 and 22, 2011  
General Meeting**

Chair Richard DeNapoli called the meeting of the Florida Real Estate Commission to order, at approximately 8:40 a.m., in Orlando, Florida, on this 21<sup>st</sup> day of June, 2011.

The following Commission members were in attendance: Chair Richard DeNapoli, Vice-Chair Michael Guju, Claude "Chip" Boring, Darla Furst, Roger Enzor, Ralph McCoig and John Ruffier. Tom Barnhart, Senior Assistant Attorney General, appeared as counsel for the Commission. Mr. Barnhart declared a quorum present.

Division staff present at the meeting: Juana C. Watkins, Director; Denise Johnson, Deputy Director; James Harwood, Chief Attorney; Patrick Cunningham and Joseph Solla, Senior Attorneys; Lauren Roderick, Attorney; JoEllen Peacock, Education Coordinator; Janice Taylor, Government Analyst I; Katrina King, Regulatory Specialist II; Jocelyn Pomales, Regulatory Specialist III; Lori Crawford, Regulatory Supervisor/Consultant. American Court Reporting, Inc. (407) 896-1813 provided court reporter services.

**Approval of the Minutes**

Vice-Chair Guju moved; Commissioner Ruffier seconded to approve the Minutes of the May 17 and 18, 2011, General Meeting, as written. Motion carried unanimously.

**Unlicensed Activity Report**

Director Watkins presented the Unlicensed Activity Report and addressed questions and comments from the Commission.

**Monthly Exam Performance Summary Report**

Director Watkins presented the Monthly Exam Performance Summary Report and addressed questions from the Commission.

**Escrow Disbursement Orders**

Senior Attorney Joseph Solla presented 33 Escrow Disbursement Orders for the Commission's consideration. Commissioner Enzor moved to accept the 33 Escrow Disbursement Orders. Vice-Chair Guju seconded the motion. The motion carried unanimously. Upon recommendation of the Legal Section, the Commission issued 33 Escrow Disbursement Orders. Mr. Solla requested the

Commission amend the motion issuing 33 Escrow Disbursement Orders and remove Case No. 2011012015 as the parties intend to litigate the matter. Commissioner McCoig moved to amend the previous motion to exclude Case No. 2011012015; seconded by Commissioner Ruffier. Motion carried unanimously. Upon recommendation of the Legal Section, the Commission issued 32 Escrow Disbursement Orders.

### **Recovery Fund Claim Final Orders**

Stephen Rosenthal v. Kyle F. Cimiotti – DBPR Case No. 2011012391 – Senior Attorney Solla presented this matter to the Commission. Mr. Solla advised that the Claimant qualifies statutorily to receive payment from the recovery fund and recommended the Commission approve the request. The Commission considered the facts and circumstances. Commissioner McCoig moved to approve the order granting the claim in the amount of \$5,000.00. Commissioner Ruffier seconded the motion. The motion carried unanimously.

Jason Gullo v. Patricia M. Siewert – DBPR Case No. 2009043886 – Senior Attorney Solla presented this matter to the Commission. Mr. Solla advised that the Claimant qualifies statutorily to receive payment from the recovery fund and recommended the Commission approve the request. The Commission considered the facts and circumstances. Commissioner Furst moved to approve the order granting the claim in the amount of \$50,000.00. Vice-Chair Guju seconded the motion. The motion carried unanimously.

Astrid Roza v. Successful Realty & Lenders – DBPR Case No. 2011011338 – Senior Attorney Solla presented this matter to the Commission. Mr. Solla advised that the Claimant does not qualify statutorily to receive payment from the recovery fund and recommended the Commission deny the request. The Commission considered the facts and circumstances. Commissioner Enzor moved to approve the order denying the claim. Commissioner McCoig seconded the motion. The motion carried unanimously.

### **Legal Final Order Docket**

#### **Agenda A, Tab K; Agenda B, Tab C – Susan Lutter, BK 3188329, Case No. 2009052245 – Stipulated Settlement**

Respondent was present and represented by Michael S. Hagen, Esquire, present. Commissioner McCoig was recused due to participation on the probable cause panel.

Mr. Cunningham represented the department and presented the case to the Commission. The Commission entered into discussion. Commissioner Ruffier moved; seconded by Vice-Chair Guju to accept the Stipulated Settlement as amended. Motion carried unanimously.

**Penalty imposed:** \$305.25 costs within 12 months. **Violation:** Respondent violated Section 475.25(1)(e), Florida Statutes, by violating Section 455.227(1)(j), Florida Statutes (2008), when respondent employed Crumpton, an unlicensed person, to practice a profession contrary to this chapter.

**Action taken:** Stipulated Settlement accepted as amended.

**Tab L – Helene Marci Panaretos, SL 3092660, Case No. 20100003429 – Stipulated Settlement**

Respondent was present and represented by Nancy P. Campiglia, Esquire, present. Commissioner Enzor and Vice-Chair Guju were recused due to participation on the probable cause panel.

Ms. Roderick represented the department and presented the case to the Commission. The Commission entered into discussion. Commissioner Furst moved; seconded by Commissioner Ruffier to accept the Stipulated Settlement as amended. Motion carried unanimously.

**Penalty imposed:** Reprimand, \$250.00 fine and \$354.75 costs within 12 months from the effective date of the Final Order, attend two 2-day FREC general meeting. **Violation:** Guilty of failing to timely deposit a check into escrow.

**Action taken:** Stipulated Settlement accepted as amended.

**Tab I – James H. Batmasian, BK 422234, Case No. 2010029631 – Stipulated Settlement**

Respondent was not present and represented by Jeff Brown, Esquire, present. Commissioner Ruffier was recused due to participation on the probable cause panel.

Mr. Cunningham represented the department and presented the case to the Commission. The Commission entered into discussion. Vice-Chair Guju moved; seconded by Commissioner Furst to accept the Stipulated Settlement. Motion carried 5 to 1.

**Penalty imposed:** License suspended for 60 days; \$1,000.00 fine and \$396.00 costs within 30 days, attend one 2-day FREC general meeting. **Violation:** Respondent violated Section 475.25(1)(f), Florida Statutes.

**Action taken:** Stipulated Settlement accepted.

**Agenda A, Tab A; Agenda B, Tab A – Jose Santos Barra, SL 604838, Case No. 2008055200 – Petitioner’s Request for an Informal Hearing, and if Granted, Conduct an Informal Hearing**

Respondent was not present and not represented by counsel. Commissioner Ruffier was recused due to participation on the probable cause panel.

Mr. Cunningham represented the department and presented the case to the Commission. The Commission granted the informal hearing and entered into discussion. Vice-Chair Guju moved, seconded by Commissioner McCoig; motion carried unanimously to find the Respondent guilty as charged in the Administrative Complaint. Vice-Chair Guju moved, seconded by Commissioner Furst; motion carried 5 to 1 to impose the following sanctions:

**Penalty imposed:** Revoke, \$1,006.50 costs. **Violation:** Guilty of having operated as a broker while licensed as a sales associate in violation of Section 475.42(1)(b), Florida Statutes and, therefore, in violation of Section 475.25(1)(e), Florida Statutes; guilty of having collected money in connection with any real estate brokerage transaction, whether as a commission, deposit, payment, rental, or otherwise, except in the name of the employer and with the express consent of the employer; and no real estate sales associate, whether the holder of a valid and current license or not, shall commence or maintain any action for a commission or compensation against any person except a person registered as her or his employer at

the time the sales associate performed the act or rendered the service for which the commission or compensation is due in violation of Section 475.42(1)(d), Florida Statutes and Section 475.24(1)(e), Florida Statutes.

**Agenda A, Tab D; Agenda B, Tab B – Mark Gerard Willberg, BK 584550; Case No. 2009064642 – Respondent’s Request for an Informal Hearing**

Respondent was not present and represented by Daniel Villazon, Esquire, not present. Commissioner Enzor was recused due to participation on the probable cause panel.

Ms. Roderick represented the department and presented the case to the Commission. Counsel for Respondent submitted a Motion for Continuance. The Commission entered into discussion. Vice-Chair Guju moved, seconded by Commissioner McCoig; motion carried unanimously to continue the case until July 19, 2011.

**Action taken:** Case continued.

**Tab C and B – Dawn Patricia Linton, BK 629327, Case No. 2011024783; D. Linton & Associates Realty, Inc., CQ 1021006; 2011024785 – Voluntary Surrender of Licensure for Permanent Revocation**

Respondents were not present and not represented by counsel. No current members were recused due to participation on the probable cause panel.

Mr. Cunningham represented the department and presented the case to the Commission. Commissioner Ruffier moved, seconded by Commissioner Furst to accept the Affidavit for the Voluntary Surrender of License for Permanent Revocation; motion carried unanimously.

**Penalty imposed:** Revocation.

**Tab E – Anne Woodward, BK 416510, Case No. 2011002105 – Voluntary Surrender of Licensure for Permanent Revocation**

Respondent was not present and not represented by counsel. No current members were recused due to participation on the probable cause panel.

Ms. Roderick represented the department and presented the case to the Commission. Vice-Chair Guju moved, seconded by Commissioner Boring to accept the Affidavit for the Voluntary Surrender of License for Permanent Revocation; motion carried unanimously.

**Penalty imposed:** Revocation.

**Tab F – Anne Woodward, BK 416510, Case No. 2011016947 – Voluntary Surrender of Licensure for Permanent Revocation**

Respondent was not present and not represented by counsel. No current members were recused due to participation on the probable cause panel.

Ms. Roderick represented the department and presented the case to the Commission. Commissioner Ruffier moved, seconded by Commissioner McCoig to accept the Affidavit for the Voluntary Surrender of License for Permanent Revocation; motion carried unanimously.

**Penalty imposed:** Revocation.

**Tab G – Karen Yeary, SL 3135744, Case No. 2010012377 – Petitioner’s Request for an Informal Hearing, and if Granted, Conduct an Informal Hearing**

Respondent was not present and not represented by counsel. Commissioner Ruffier was recused due to participation on the probable cause panel.

Ms. Roderick represented the department and presented the case to the Commission. The Commission granted the informal hearing and entered into discussion. Commissioner McCoig moved, seconded by Vice-Chair Guju; motion carried unanimously to find the Respondent guilty of Count I as charged in the Administrative Complaint. Commissioner McCoig moved, seconded by Commissioner Furst; motion carried unanimously to impose the following sanctions:

**Penalty imposed:** Revoke, \$297.00 costs. **Violation:** Guilty of failure to account or deliver to the Landlord the rental/lease payments and security deposits in violation of Section 475.25(1)(d)1., Florida Statutes.

**Tab H – Karen Yeary, SL 3135744, Case No. 2010015310 – Petitioner’s Request for an Informal Hearing, and if Granted, Conduct an Informal Hearing**

Respondent was not present and not represented by counsel. Commissioner Ruffier was recused due to participation on the probable cause panel.

Ms. Roderick represented the department and presented the case to the Commission. The Commission granted the informal hearing and entered into discussion. Commissioner Enzor moved, seconded by Commissioner McCoig; motion carried unanimously to find the Respondent guilty of Count I as charged in the Administrative Complaint. Commissioner Enzor moved, seconded by Vice-Chair Guju; motion carried unanimously to impose the following sanctions:

**Penalty imposed:** Revoke, \$363.00 costs. **Violation:** Guilty of failure to account or deliver to the Landlord the rental/lease payments and security deposits in violation of Section 475.25(1)(d)1., Florida Statutes.

**Tab J – Craig L. Haberstumpf, SL 3202137, Case No. 2009002481 – Stipulated Settlement**

Respondent was not present and not represented by counsel. Commissioner Enzor was recused due to participation on the probable cause panel.

Mr. Solla represented the department and presented the case to the Commission. The Commission entered into discussion. Commissioner McCoig moved; seconded by Vice-Chair Guju to accept the Stipulated Settlement. Motion carried unanimously.

**Penalty imposed:** \$500.00 fine, \$82.50 costs, 12 months probation, attend 28-hour reactivation course, attend two 2-day FREC general meetings. **Violation:** Aiding, assisting, procuring, employing,

or advising any unlicensed person or entity to practice a profession contrary to this chapter in violation of Section 455.227(1)(j), Florida Statutes and Section 475.25(1)(e), Florida Statutes; has shared a commission with, or paid a fee or other compensation to, a person not properly licensed as a broker, broker associate or sales associate under the laws of this state, for the referral of real estate business, clients, prospects, or customers, or for any one or more of the services set forth in Section 475.01(1)(a), Florida Statutes in violation of Sections 475.25(1)(h) and 475.25(1)(e), Florida Statutes.

**Action taken:** Stipulated Settlement accepted.

#### **Tab M – Julie Lynn Wagman, SL 3222827, Case No. 2009062977 – Stipulated Settlement**

Respondent was present and represented by William J. Haley, Esquire, present. Vice-Chair Guju was recused due to participation on the probable cause panel.

Mr. Harwood represented the department and presented the case to the Commission. The Commission entered into discussion. Commissioner Ruffier moved; seconded by Commissioner Boring to accept the Stipulated Settlement. Motion carried 5 to 1.

**Penalty imposed:** Reprimand, \$1,000.00 fine and \$379.50 costs within 12 months. **Violation:** Guilty of violating Section 475.25(1)(f), Florida Statutes.

**Action taken:** Stipulated Settlement accepted.

#### **Emergency Suspension Order Process**

Chief Attorney Harwood presented an outline reflecting the procedures in issuing an emergency suspension order. Mr. Harwood also provided a copy Section 120.60(6), Florida Statutes, which provides the authority to the department. Mr. Harwood addressed questions and comments from the Commission. The Commission thanked Mr. Harwood for his presentation.

#### **Review and Consideration of the Real Estate Continuing Education Course**

Director Watkins presented the following continuing education course for the Commission's consideration:

1. CSES-Understanding Your Customer & Providing Top-Drawer Service – New Course – Application No. 14806

Ms. Cherolyn Fogarty, Walk the Talk Presentations, Inc., appeared in support of the new course. The Commission entered into discussion. Commissioner Ruffier moved to approve the continuing education course listed above as it does meet the requirements of Section 475.182, Florida Statutes; Commissioner McCoig seconded the motion. The motion carried unanimously.

#### **Summary of Applicant Approval Guidelines**

Director Watkins presented a copy of the current Commission-approved guidelines and approvable guidelines of several other agencies as a comparison for review and consideration of modifying the current approvable guidelines. The Commission entered into discussion and modified several of the guidelines.

## Consent Agenda A

The Commission considered 183 applicants from the Consent Agenda; Chair DeNapoli moved; seconded by Commissioner Furst to approve 96 applicants and require 87 applicants to be placed on the Summary of Applicant Agenda; motion carried unanimously.

The following applicants were approved:

Acevedo, Jacqueline E	Jarnicki, Sarah	Riester, Jeffery A
Allen, Jeffrey S	Jenkins, Robert III	Risk, David L II
August, James William	Jones, Cariann D	Rivera, Jonathan L
Banks, Richard T	Kiser, Gregory W	Rivera, Julio C
Benzie, Ashley L	Leachman, JT	Robinson, David H
Bonaccorso, Theresa J	Leird, Simons	Rodriguez, Karen E
Bordes, Chandra	Lococo, Joseph P	Rolland, Phyllis
Bradley, Stephanie L	Luttenbacher, Charles S	Rosen, Philip M
Bullock, Kenney L	Lynch, Dana	Roseto, Donna M
Bush, Douglas C	Marrs, Matthew K	Rotunda, Stephanie A
Clark, Chiquita	Maurer, Thomas D Jr	Scheel, John F
Coffin, Robert J	McCullough, Kevin S	Scorpo, Adrian
Cole, Lucita M	Mhadhbi, Sami M	Sealy, Asa P
Cornelius, Christopher W	Michas, Nicholas, J	Shaheen, Christopher D
Davila, Cesar J III	Montes, Fabiola M	Silverman, David L
Demeyer, Eric	Morgan, Teresa C	Smailbegovic, Amela A
Dennis, Robert L III	Mosiman, Thomas C	Solomon, Wayne M
Downey, Timothy M	Moyers, Gregory V	Suria, Thomas U
Eckdish, Joshua M	Noles, Sharice A	Tanner, Kimberly
Far, Mohammad B	Ortiz, Claudia P	Tanner, Mona M
Ford, Robert J	Overton Morgan, Suki	Theobald, Robert J
Garvin, Ted Evans	Owen, Jody L	Valerio, Jose A
Haggstrom, Sonny	Pacella, John M	Valladares, Luiza
Hanson, Koran	Pasquariello, Brett A	Watkins, Thomas R
Hatfield, Mark Edward S	Pepin, Corrie L	Westerman, John R
Herrman, Angela Marie	Peri, Avraham	Williams, Jamie K
Hill, Tracy Lynn	Peters, Clifford J	Williams, Marquise
Hinckley, Guy	Peters, Damon	Wooten, Sidney C
Hirst, Mark	Preston, Joseph E	Yale, Deborah J
Hose, Michael Ray	Rakestraw, John L	Yehl, Mark
Ide, Jeremy Paul	Reed, Jennifer S	Yoo, Diane Y
Izaguirre, Jasmine C	Remke, Stephen J	Zera, Paul M

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

Albert, Peter M	Gonzalez, Jaime F J	Pierson, Kevin
Arther, William Sr	Gray, Thomas Nathaniel	Poirier, Thomas
Banka, Adam L	Grimsley, Charles Eugene	Puckett, Laura L
Barone, Vincent	Gross, Dustin M	Qehajaj, Visar
Belyaks, Dzintar	Guzman, Atahualpa	Quddus, Maria
Bocato, Joao L	Halphen, Osvaldo Jr	Ramirez, Roberto M
Boley, Ryan	Harms, Jason Eric	Richards, Raynard D
Brennan, John P	Hernandez, Jack D	Rota, Caterina A

Brown, Robert Q  
Cherry, Patti J  
Childs, Mary D  
Cooksey, Michael B  
Corcoran, Patricia C  
Cruz, Gustavo F  
Cuesta, Sean M  
Cuozzo, Paul  
Davenport, Erica R  
DeLorie, Steven Milo  
Duarte, Celia M  
Dutton, Whitney J  
Eres, Steven A  
Ferguson, Vickie M  
Fisher, Carol  
Foreman, Dave  
Friedman, Valerie A  
Fuller, Mark William  
Garcia, Manuel Alberto  
Gibson, Joshua W  
Gilbertson, Steve S

Hightower, NickLous E L  
Hurter, Stephanie Ann  
Iglesias, Jorge Luis  
Johnson, Derrick A  
Julius, David E  
Katz, Steven M  
Koch, Robert O Jr  
Kruger, Robert  
Lopez Valentin, Milton J  
Lopez, Jorge L Jr  
Lucas, John Paul  
Masso, Anthony A  
McClary, Shawn  
Metellus, Samuel L  
Miranda, Jesus  
Moradel, Carlota A  
Murray, Jennifer M  
Murray, Natouchka O  
Noel, Garry  
Oporta, Alba E  
Ortiz, Dora M.

Ruiz, Enrique J  
Russo, Paul T  
Sabio, Eric I  
Sanchez, Alvaro  
Sarno, Ryan  
Schagrin, Greg B  
Shanley, Cristopher W  
Siano, Peter  
Smith, Jay A  
St Vill, Phaniel  
St Pierre, Carl  
Tavares, Daniel J  
Thomas, Michael J  
Turner, James D  
Urueta, Mike M  
Valencia, Juan F  
Valente, Alexia  
Valin, Jonathon I  
Vanlaanen, Juliana N E  
Vizcaino, Alexis  
Williams, Justin D

### **Director's Remarks**

Director Watkins reported that the division has two new hires, the first being Mark Letarte as Bureau Chief of Enforcement. Mr. Letarte has a background in process changes and will be very responsible for identifying any areas where the division's enforcement can become more efficient and handling those issues. Mr. Letarte will be joining the division June 27, 2011.

Director Watkins was also pleased to announce Denise Johnson as Deputy Director who has been a valued member of the division's team for the last 22 years, most recently as Supervisor for our Operations Support Unit. Director Watkins stated that Ms. Johnson has served in various roles on both our Enforcement and Licensing sides of the division and has been an invaluable resource to her over the last couple of years and has been her backup in her absence.

There being no further business and no objection, the Chair adjourned the meeting at approximately 12:50 p.m.

### **June 22, 2011**

Chair Richard DeNapoli reconvened the meeting of the Florida Real Estate Commission to order, at approximately 8:30 a.m., in Orlando, on this 22<sup>nd</sup> day of June, 2011.

The following Commission members were in attendance: Chair Richard DeNapoli, Vice-Chair Michael Guju; Claude "Chip" Boring, Darla Furst, Roger Enzor, Ralph McCoig and John Ruffier. Tom Barnhart, Senior Assistant Attorney General, appeared as counsel for the Commission. Mr. Barnhart declared a quorum present.

Division staff present at the meeting: Juana C. Watkins, Director; Denise Johnson, Deputy Director; James Harwood, Chief Attorney; JoEllen Peacock, Education Coordinator; Janice Taylor, Government



Analyst I; Jeannie Adkinson, Regulatory Specialist III; Jocelyn Pomales, Regulatory Specialist III; Katrina King, Regulatory Specialist II ; Lori Crawford, Regulatory Supervisor/Consultant. American Court Reporting, Inc. (407) 896-1813, provided court reporter services.

### **Summary of Applicants**

Ms. Denise Johnson, Deputy Director, presented 46 Summary of Applicants requesting to sit for the real estate examination.

Tab W – Lamp, Jordan J.; not present and represented by Attorney Nancy P. Campiglia; present – Applicant requested a continuance and waived the 90-day requirement. Vice-Chair Guju moved; Commissioner Enzor; seconded by to grant the continuance until July 20, 2011; motion carried unanimously.

Tab A – Smith, Oliver D.; present and represented by Attorney Daniel Villazon; present – Informal Hearing – Commissioner Enzor moved; seconded by Commissioner Furst to vacate the Notice of Intent to Deny the Commission previously entered regarding the application for sales associate and approve the application; motion carried unanimously.

Tab AH – Poppell, Samuel, present and represented by Attorney Daniel Villazon; present – Commissioner Ruffier moved; seconded by Vice-Chair Guju to deny the application for sales associate; motion carried unanimously.

Tab AJ – Redondo, Jessica A.; not present and represented by Attorney Daniel Villazon; present – Commissioner McCoig moved; seconded by Commissioner Enzor to continue consideration of the new application until July 20, 2011; motion carried unanimously.

Tab B – Amador, Frank N.; present – Application withdrawn and waived the 90-day requirement.

Tab C – Anderson, Michael J.; present – Commissioner Furst moved; seconded by Vice-Chair Guju to approve the application for sales associate; motion carried unanimously.

Tab D – Barlow, Stephanie D.; not present – Commissioner McCoig moved; seconded by Commissioner Boring to deny the application for sales associate; motion carried unanimously.

Tab E – Briceno, Darwin A.; not present – Commissioner Ruffier moved; seconded by Commissioner Furst to approve the application for sales associate; motion carried 5 to 2.

Tab F – Briceno, Jennifer R.; not present – Commissioner Ruffier moved; seconded by Commissioner Boring to approve the application for broker; motion carried 5 to 2.

Tab G – Cisson, Albert T.; present – Application withdrawn and waived the 90-day requirement.

Tab H – Copeland, Nicholas C.; present – Commissioner McCoig moved; seconded by Commissioner Furst to approve the application for sales associate; motion carried unanimously.

Tab I – Dawkins, Adrienne; not present – Applicant requested a continuance and waived the 90-day requirement. Commissioner Boring moved; seconded by Commissioner Enzor to grant the continuance until July 20, 2011; motion carried unanimously.

Tab J – Elfakir, Mohamad B.; present – Application withdrawn and waived the 90-day requirement.

Tab K – Failds, Kelly A.; present – Vice-Chair Guju moved; seconded by Commissioner Boring to approve the application for sales associate; motion carried unanimously.

Tab M – Fontana, Rolando; present and represented by Attorney Daniel Villazon; present – Commissioner Furst moved; seconded by Commissioner Ruffier to approve the application for sales associate; motion carried unanimously

Tab N – Frustaci, Alana N.; present – Commissioner Enzor moved; seconded by Vice-Chair Guju to approve the application for sales associate; motion carried unanimously.

Tab O – Gagon, Jeffrey C.; present – Commissioner Ruffier moved; seconded by Commissioner Enzor to approve the application for sales associate; motion carried unanimously.

Tab P – Gindel, Michael J.; not present and represented by Nancy Campiglia; not present – Applicant withdrew the application.

Tab Q – Guerrero, Nelson H.; not present – Applicant requested a continuance and waived the 90-day requirement. Commissioner McCoig moved; seconded by Commissioner Boring to grant the continuance until July 20, 2011; motion carried unanimously.

Tab R – Hedley, Tilden S.; not present – Commissioner McCoig moved; seconded by Commissioner Furst to deny the application for sales associate; motion carried unanimously.

Tab S – Hock, Jennifer M.; present – Reconsideration – Commissioner Boring moved; seconded by Vice-Chair Guju to vacate the Notice of Intent to Deny the Commission previously entered regarding the application for sales associate and approve the application; motion carried unanimously.

Tab T – Howard, Jason M.; present – Commissioner Furst moved; seconded by Commissioner Ruffier to approve the application for sales associate; motion carried 6 to 1.

Tab U – Kocer, Kristi; not present – Commissioner Ruffier moved; seconded by Commissioner Boring to approve the application for sales associate; motion carried 5 to 2.

Tab V – Krieger, Sheldon; present – Commissioner McCoig moved; seconded by Vice-Chair Guju to approve the application for sales associate; motion carried unanimously.

Tab X – Manfredi, John; present – Commissioner Ruffier moved; seconded by Vice-Chair Guju to approve the application for sales associate; motion carried unanimously.

Tab Y – Martinez, Anthony; present – Commissioner Enzor moved; seconded by Commissioner Boring to approve the application for sales associate; motion carried unanimously.

Tab Z – Mazzuchelli, Michael J.; present – Application withdrawn and waived the 90-day requirement.

Tab AA – Mendoza, Arturo G.; not present and represented by Attorney Nancy Campiglia; not present – Application withdrawn and waived the 90-day requirement.

Tab AB – Mercy, Richard; present – Commissioner Enzor moved; seconded by Vice-Chair Guju to deny the application for sales associate; motion carried unanimously.

Tab AC – Mirabal, Pablo A. Jr.; not present – Commissioner Furst moved; seconded by Commissioner McCoig to deny the application for sales associate; motion carried unanimously.

Tab AD – Mullins, Steven A.; not present – Commissioner Ruffier moved; seconded by Commissioner McCoig to approve the application for sales associate; motion carried 4 to 3.

Tab AE – Nealy, Brandon C.; present – Commissioner McCoig moved; seconded by Commissioner Boring to approve the application for sales associate; motion carried unanimously.

Tab AF – Ninalowo-Vickers, Iduni; not present – Reconsideration – Commissioner Furst moved; seconded by Commissioner Enzor to adopt the findings of fact and conclusions of law of the prior Intent to Deny and uphold the denial of application for sales associate; motion carried unanimously.

Tab AG – Peake, Rickie; present – Vice-Chair Guju moved; seconded by Commissioner Boring to approve the application for sales associate; motion carried unanimously.

Tab AI – Quero, Jason M.; present – Vice-Chair Guju moved; seconded by Commissioner Boring to approve the application for broker; motion failed 1 to 6. Application withdrawn and waived the 90-day requirement.

Tab AK – Ruby, Steven P.; not present – Commissioner Ruffier moved; seconded by Commissioner Boring to deny the application for sales associate; motion carried unanimously.

Tab AL – Sarvis, Mark M.; not present – Commissioner Ruffier moved; seconded by Commissioner Boring to approve the application for sales associate; motion carried unanimously.

Tab AM – Schuler, Michael P.; present – Application withdrawn and waived the 90-day requirement.

Tab AN – Scruggs, Jabari F.; present – Commissioner McCoig moved; seconded by Commissioner Furst to approve the application for sales associate; motion carried unanimously.

Tab AO – Siegel, Marc; not present and represented by Attorney Mycki Ratzan; not present – Applicant's attorney requested a continuance. Vice-Chair Guju moved; seconded by Commissioner McCoig to grant the continuance until September 2011; motion carried unanimously.

Tab AP – Silver, David M.; present - Commissioner McCoig moved; seconded by Commissioner Furst to approve the application for sales associate; motion carried 5 to 2.

Tab AQ – Simonson, Todd; not present and represented by Attorney Nancy Campiglia; not present – Applicant requested a continuance and waived the 90-day requirement. Commissioner Furst; seconded by Commissioner McCoig to grant the continuance to July 20, 2011; motion carried unanimously.

Tab AR – Spencer, Richard L. III; not present – Applicant requested a continuance and waived the 90-day requirement. Commissioner McCoig; seconded by Vice-Chair Guju to grant the continuance to July 20, 2011; motion carried unanimously.

Tab AS – Stewart, Catherine R.M.; present – Commissioner Ruffier moved; seconded by Commissioner Furst to approve the application for sales associate; motion carried unanimously.

Tab AT – Ward, Stephen P.; present – Application withdrawn and waived the 90-day requirement.

Tab AU – Zackey, Kelly L.; not present – Commissioner McCoig moved; seconded by Commissioner Furst to deny the application for sales associate; motion carried unanimously.

Tab L – Falke, Angela L.; present – Application withdrawn and waived the 90-day requirement.

### **Director's Remarks**

Director Watkins apologized for the technical difficulties we had with burning the agenda and the delay in distributing the information to the Commissioners. Director Watkins reported that the division will be addressing this issue with the Information Technology team as it is her goal to distribute the information to the Commissioners much earlier.

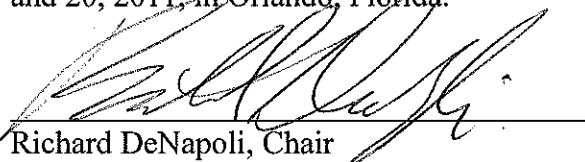
### **Commission's Comments**


Commissioners thanked the staff for keeping them informed of the technical issues and that they appreciated all their efforts in getting the issue resolved. The Commission again congratulated Ms. Johnson on her new position as Deputy Director.

Chair DeNapoli reported that he would not be able to attend the July or August FREC general meetings due to prior engagements.

### **Adjournment**

There being no further business and no objection, the Chair adjourned the meeting at approximately 12:00 p.m. The next general meeting of the Florida Real Estate Commission is scheduled for July 19 and 20, 2011, in Orlando, Florida.

  
Richard DeNapoli, Chair  
Florida Real Estate Commission

  
Juana C. Watkins, Director  
Florida Real Estate Commission