

**REAL ESTATE COMMISSION**  
Professional and Vocational Licensing Division  
Department of Commerce and Consumer Affairs  
State of Hawaii  
[www.hawaii.gov/hirec](http://www.hawaii.gov/hirec)

**MINUTES OF MEETING**

The agenda for this meeting was filed with the Office of the Lieutenant Governor, as required by Section 92-7(b), Hawaii Revised Statutes.

Date: Thursday, March 25, 2010

Time: 9:00 a.m.

Place: Queen Liliuokalani Conference Room  
King Kalakaua Building  
335 Merchant Street, First Floor  
Honolulu, Hawaii

Present: Trudy Nishihara, Chair, Broker/Honolulu Commissioner  
Louis Abrams, Broker/Kauai Commissioner  
Carol Ball, Broker/Maui Commissioner  
Frances Gendrano, Broker/Honolulu Commissioner  
Walter Harvey, Broker/Honolulu Commissioner  
Michele Sunahara Loudermilk, Public/Honolulu Commissioner

Neil K. Fujitani, Supervising Executive Officer  
Jon Ellis M. Pangilinan, Executive Officer  
Diane Choy Fujimura, Senior Real Estate Specialist  
Cynthia Yee, Senior Condominium Specialist  
Amy Endo, Real Estate Specialist  
David J. Grupen, Real Estate Specialist  
Cheryl Leong, Condominium Specialist  
Benedyne Stone, Condominium Specialist  
Shari Wong, Deputy Attorney General  
Karyn Takahashi, Recording Secretary

Others: Lei Fukumura, Special Deputy Attorney General  
Ronald Michioka, Esq., Real Estate Recovery Fund Attorney

Absent: Annette Aiona, Broker/Hawaii Island Commissioner  
Stanley Kuriyama, Vice Chair, Broker/Honolulu Commissioner  
Mark Suiso, Public/Honolulu Commissioner

Call to Order: The Chair called the meeting to order at 9:05 a.m., at which time quorum was established.

Chair's Report: The Chair announced that the Commission may move into executive session to consider and evaluate personal information relating to individuals applying for licensure in accordance with Section 92-5(a)(1), HRS, and/or to consult with the Commission's attorney on questions and issues pertaining to the Commission's powers, duties, privileges, immunities, and liabilities in accordance with Section 92-5(a)(4), HRS.

Commissioners Aiona, Kuriyama, and Suiso were excused from the meeting. Prior notification of their non-attendance was received.

Executive Officer's  
Report:

The Supervising Executive Officer (SEO) informed the Commissioners that the original applications with any original associated documents to be considered at the meeting were available for review.

#### **Addition to Agenda**

Upon a motion by Commissioner Abrams, seconded by Commissioner Gendrano, it was voted on and unanimously carried to add the following to the agenda:

8. Recovery Fund Report – Gilbert Oliver and Ann Oliver v. Robert M. Smith, individually and dba Property Network, Ltd., et al.; Civil No. 09-1-247K; Third Circuit Court (Kona), State of Hawaii

#### **Additional Distribution**

The following was distributed as additional distribution:

6. Licensing – Applications
  - a. Lynn M. Karlson

#### **Announcements**

SEO Fujitani announced that the increase in continuing education hours bill was signed by the Governor on Tuesday as Act 009. The Act will take effect on January 1, 2011 and Staff will be working on rules.

#### **Minutes of Previous Meeting**

Upon a motion by Commissioner Ball, seconded by Commissioner Abrams, it was voted on and unanimously carried to accept the minutes of the January 28, 2010 meeting.

Chapter 91, HRS,  
Adjudicatory  
Matters:

The Chair called for a recess from the meeting at 9:10 a.m., to discuss and deliberate on the following adjudicatory matters, pursuant to Chapter 91, HRS:

#### **In the Matter of the Real Estate License of Remax Big Island LLC dba Re/Max Properties, a real estate broker; REC 2006-124-L**

Commissioner Abrams moved to accept the Settlement Agreement. Commissioner Gendrano seconded the motion. The motion was voted on and unanimously carried.

Following the Commission's review, deliberation, and decisions in these matters, pursuant to Chapter 91, HRS, the chair announced that the Commission was reconvening its scheduled meeting at 9:12 a.m.

Executive Session: Upon a motion by Commissioner Abrams, seconded by Commissioner Loudermilk, it was voted on and unanimously carried to enter into executive session, pursuant to Section 92-5(a)(1), HRS, "To consider and evaluate personal information, relating to individuals applying for professional or vocational licenses cited in section 26-9 or both;" and pursuant to Section 92-5(a)(4), HRS, "To consult with the board's attorney on questions and issues pertaining to the board's powers, duties, privileges, immunities, and liabilities."

Upon a motion by Commissioner Abrams, seconded by Commissioner Harvey, it was voted on and unanimously carried to move out of executive session.

Real Estate  
Recovery Fund:

**Gilbert Oliver and Ann Oliver v. Robert M. Smith, individually and dba Property Network, Ltd., et al.; Civil No. 09-1-247K; Third Circuit Court (Kona), State of Hawaii**

Upon a motion by Commissioner Abrams, seconded by Commissioner Loudermilk, it was voted on and unanimously carried to approve the recommendation of counsel to pay out \$10,401.82 to Gilbert Oliver and Ann Oliver against the accounts of Robert M. Smith, individually and dba Property Network, Ltd., et al.

Committees and  
Program of Work:

Education Review Committee

**Continuing Education Administration, Curriculum, Courses, Providers, and Instructors – Applications – Course – "Intermediate Fair Housing;" Author/Owner: County of Hawaii, Office of Housing and Community Development; Provider: Hawaii Island Board of REALTORS®; Course Categories: Real Estate Law, Property Management; Clock Hours: 3**

Upon a motion by Commissioner Loudermilk, seconded by Commissioner Ball, it was voted on and unanimously carried to approve "Intermediate Fair Housing" as a three credit hour continuing education elective course under the course categories Real Estate Law and Property Management.

Licensing –  
Ratification:

Upon a motion by Commissioner Ball, seconded by Commissioner Loudermilk, it was voted on and unanimously carried to ratify the attached list.

Executive Session:

Upon a motion by Commissioner Abrams, seconded by Commissioner Gendrano, it was voted on and unanimously carried to enter into executive session, pursuant to Section 92-5(a)(1), HRS, "To consider and evaluate personal information, relating to individuals applying for professional or vocational licenses cited in section 26-9 or both;" and pursuant to Section 92-5(a)(4), HRS, "To consult with the board's attorney on questions and issues pertaining to the board's powers, duties, privileges, immunities, and liabilities."

Upon a motion by Commissioner Abrams, seconded by Commissioner Loudermilk, it was voted on and unanimously carried to move out of executive session.

Licensing – Applications: The Supervising Executive Officer informed the Commissioners that the information provided to the Commissioners is related only to the issue that is before the Commission for consideration. The other materials submitted are available for the Commissioners review should they desire to review it. If the applicants have an issue, which is personal in nature, they have the right to request that their application be considered in executive session.

**Lynn M. Karlson**

After review of the information presented by the applicant, Commissioner Abrams moved to deny the real estate salesperson's license of Lynn M. Karlson, unless within 60 calendar days the applicant submits written proof of acceptance to the Wells Fargo loan modification program and if submitted applicant shall be issued a conditional license. Commissioner Loudermilk seconded the motion. The motion was voted on and unanimously carried.

**Matthew R. Randall**

After review of the information presented by the applicant, Commissioner Abrams moved to mostly like approve the real estate salesperson's license of Matthew R. Randall. Commissioner Harvey seconded the motion. The motion was voted on and unanimously carried.

Next Meeting: Thursday, April 22, 2010  
9:00 a.m.  
Queen Liliuokalani Conference Room  
King Kalakaua Building  
335 Merchant Street, First Floor  
Honolulu, Hawaii

Adjournment: With no further business to discuss, the Chair adjourned the meeting at 9:58 a.m.

Reviewed and approved by:

/s/ Neil K. Fujitani  
Neil K. Fujitani  
Supervising Executive Officer

April 6, 2010  
Date

[ X ] Approved as circulated.  
[ ] Approved with corrections; see minutes of \_\_\_\_\_ meeting.

APPROVED APPLICATIONS FOR REAL ESTATE  
REAL ESTATE COMMISSION MEETING ON MARCH 25, 2010

<u>Brokers – Limited Liability Companies and Partnerships</u>	<u>Effective Date</u>
Hawaii Vacation Properties LLC Kathaleen H. Petron, PB	02/25/10
<u>Brokers – Corporations and Partnerships</u>	<u>Effective Date</u>
The Maui Real Estate Team, Inc. Billy Jalbert, PB	02/01/10
Kidder Advisory Group, Inc. Guy Vance Kidder, PB	03/01/10
Excur International, Inc. Akio Futakawa, PB	03/01/10
<u>Brokers – Sole Proprietor</u>	<u>Effective Date</u>
David R. Hill, Tropical Realty	02/08/10
Yvonne Summerfield, Yvonne Summerfield Premier Kauai Real Estate	02/08/10
John T. Scarcella, Seaview Real Estate	02/24/10
<u>Limited Liability Companies and Partnerships Name</u>	<u>Effective Date</u>
Clorinda & Company, LLC Clorinda Conching Enos, PB	02/01/10
BD Properties Hawaii LLC (fka Brown Development Properties Hawaii LLC)	02/03/10
A-1 Realty Services, LLC Evelyn A. Takara, PB	02/10/10
Kahala Referral Associates, LLC H. Edward Hampton, PB	02/18/10
<u>Corporation and Partnership Name</u>	<u>Effective Date</u>
Hawaii Brokers Inc. (fka Realty Executives Hawaii Brokers Inc.)	02/26/10
<u>Trade Name</u>	<u>Effective Date</u>
Jo Anne L. Y. Talo, Talo Realty	02/11/10
BD Properties Hawaii LLC, Maui Maui Realty	02/17/10
<u>Equivalency to Uniform Section of Examination Certificate</u>	<u>Expiration Date</u>
Cutberto Hernandez III	02/16/12
Kenyon Lee Krause	02/17/12
Jason William Thoele	02/17/12
Una M. Young	02/18/12
John Melton Erickson	02/24/12
Anja Berg	02/26/12
Dorothy Kathleen Donnell	02/26/12
Louise Elizabeth Wittern	03/02/12
Melissa McKay Duane	03/04/12
Matthew Kaikoa Manner	03/04/12
Kevin Ryan Gray	03/04/12
Joan M. Lane	03/04/12
Michael A. Burke	03/04/12

Equivalency to Uniform Section of Examination Certificate

Gina Kim Li	03/04/12
Josef Sikora	03/08/12
Susan R. Miller	03/08/12
Scott Marsland Ketchum	03/10/12
Jennifer Theresa Barr	03/15/12
Devon E. Geis	03/16/12
Catherine Ann Payne Francois	03/16/12

Expiration Date

Educational Equivalency Certificate

Cutberto Hernandez III	02/16/12
Keola Michael Cheng	02/16/12
Kenyon Lee Krause	02/17/12
Jason William Thoele	02/17/12
Levy Oktalia	02/17/12
Una M. Young	02/18/12
John Melton Erickson	02/24/12
Scott Aaron Lee	02/25/12
Anja Berg	02/26/12
Dorothy Kathleen Donnell	02/26/12
Melissa McKay Duane	03/04/12
Ina Albrecht	03/04/12
Adam James Dugan	03/04/12
Matthew Kaikoa Manner	03/04/12
Kevin Ryan Gray	03/04/12
Joan M. Lane	03/04/12
Michael A. Burke	03/04/12
Carla Daniela Clavel	03/04/12
Gina Kim Li	03/04/12
Susan R. Miller	03/08/12
Scott Marsland Ketchum	03/10/12
Jennifer Theresa Barr	03/15/12
Devon E. Geis	03/16/12
Catherine Ann Payne Francois	03/16/12

Expiration Date

Real Estate Broker Experience Certificate

Charles C. Shin	02/16/12
Jennifer M. Kimura	02/17/12
Ken Gines	02/17/12
Jason William Thoele	02/17/12
Violet Katsuko Endo	02/17/12
Una M. Young	02/18/12
Milagros A. Yandell	02/25/12
Sachi Petersen	02/25/12
Dwight Douglass Synan	02/26/12
Vicki Dagen Hanby	02/26/12
Lena Lin Fong	03/04/12
Doreen Kiyoko Hanada	03/04/12
Matthew Kaikoa Manner	03/04/12
James Frank Pope	03/04/12
Michael Ryan Pereira	03/04/12
Monica M. C. O'Rourke	03/04/12

Expiration Date

Real Estate Broker Experience Certificate

Helen Beth Goodnight

Gina Kim Li

David Michael Dunham

Scott Marsland Ketchum

Jeanne Ruth Hearn

Devon E. Geis

Expiration Date

03/04/12

03/04/12

03/08/12

03/10/12

03/10/12

03/16/12

Real Estate Broker (upgrade)

Chris Krueger

Nora Park

David R. Hill

Chris Geng

Claudia Heu

J.J. Leininger

Ariel Murphy

Michael E. Ertem

Joseph E. Henning

Krishna Renauer

John T. Scarcella

Jackie Chiaki Hasegawa

Michelle J. Saito

Kristi D. Lundquist

Vicki Hanby

Belinda B. Barnes

Mila M. Bumanglag

Effective Date

02/01/10

02/01/10

02/08/10

02/08/10

02/17/10

02/17/10

02/17/10

02/18/10

02/18/10

02/22/10

02/24/10

02/25/10

02/26/10

02/26/10

03/04/10

03/11/10

03/11/10