

REAL ESTATE COMMISSION
Professional and Vocational Licensing Division
Department of Commerce and Consumer Affairs
State of Hawaii
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: Friday, January 28, 2005

Time: 9:00 a.m.

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

Present: John Ohama, Chair, Broker/Honolulu Commissioner
Louis Abrams, Broker/Kauai Commissioner
Kathleen Kagawa, Broker/Honolulu Commissioner
Michele Sunahara Loudermilk, Public/Honolulu Commissioner
Trudy Nishihara, Broker/Honolulu Commissioner (Late Arrival)
Iris Okawa, Public/Honolulu Commissioner (Early Departure)

Calvin Kimura, Supervising Executive Officer
Neil Fujitani, Executive Officer
Diane Choy Fujimura, Senior Real Estate Specialist
Cynthia Yee, Senior Condominium Specialist
Lorene Kimura, Real Estate Specialist
Ryan Yamashiro, Real Estate Specialist
David Grupen, Condominium Specialist
Shari Wong, Deputy Attorney General
Irene Kotaka, Secretary

Delfin Medina
Gerald Kim, Dynamic Property Management Inc.
Clyde T. Yamada, Dynamic Property Management Inc.
Erica Bejarano
Karen Iwamoto, Hawaii Association of REALTORS
John R. Sherman, All Professional Hawaii Realty, Inc.
Steve M. Wright, All Professional Hawaii Realty, Inc.
Bruce R. Travis, Americorp International LLC
Paul Sulla, Esq.

Absent: Mitchell Imanaka, Vice Chair, Broker/Honolulu Commissioner
Carol Ball, Broker/Maui Commissioner
Vern Yamanaka, Broker/Hawaii Island Commissioner

Call to Order: The Chair called the meeting to order at 9:02 a.m., at which time quorum was established.

Chair's Report: The Chair informed those present that the Commission will be losing quorum at 11 a.m.

Executive Officer's
Report:

**Announcements, Introductions, Correspondence and Additional
Distribution**

Minutes of Previous Meeting

Upon a motion by Commissioner Abrams, seconded by Commissioner Okawa, it was voted on and unanimously carried to accept the minutes of the December 17, 2004 Real Estate Commission meeting.

Committee Reports:

Laws and Rules Review Committee

Upon a motion by Commissioner Okawa, seconded by Commissioner Abrams, it was voted on and unanimously carried to accept the report of the January 12, 2005 Laws and Rules Review Committee meeting as follows:

1. Minutes of December 8, 2004 – **Accept**
2. Program of Work, FY05
Subcommittee on Agency – **Recommend** that the Commission not support the Hawaii Association of REALTORS' proposed legislation in its present form. However, the Commission is supportive in its efforts to continue discussion on this important topic and its efforts to protect the consumers.
3. Budget and Finance Report – September 30, 2004 – **Recommend acceptance** of the Real Estate Recovery Fund Report, dated December 16, 2004.
4. Next Meeting: Wednesday, February 9, 2005
9:00 a.m.
Queen Liliuokalani Conference Room
King Kalakaua Building
335 Merchant Street, First Floor
Honolulu, Hawaii

Condominium Review Committee

Upon a motion by Commissioner Kagawa, seconded by Commissioner Loudermilk, it was voted on and unanimously carried to accept the amended report of the January 12, 2005 Condominium Review Committee meeting as follows:

1. Minutes of the December 8, 2004 Meeting – **Accept**
2. Condominium Governance and Management
 - a. Mediation & Arbitration – Franklin Lacy Letter of December 6, 2004, Arbitration Issue – **Recommend approval** to have staff prepare a standard advice, education and referral response.
 - b. AOA Registrations – 2003-2005 Biennium Registration – **Recommend approval** to ratify effective dates for the AOA 2003-2005 biennium registrations received through December 31, 2004.
3. CPR Registration, Developer's Public Reports
 - a. December 2004 – **Recommend approval** to ratify issuance of effective dates of the developer's public reports and extensions issued for the month of December 2004.

- b. Letter from County of Kauai Real Property Assessment – CPRs – Direct staff to prepare a standard advice, education, referral response including a recommendation to the county that it consider introducing legislation to address its concerns.
4. Budget and Finance Report – **Recommend approval** to accept the pro forma report of the Condominium Management Education Fund dated 1/12/05 subject to audit.
5. Next Meeting: Wednesday, February 9, 2005
Upon adjournment of the Education Review Committee Meeting, which is upon adjournment of the Laws and Rules Review Committee meeting, which convenes at 9:00 a.m.
Queen Liliuokalani Conference Room
King Kalakaua Building
335 Merchant Street, First Floor
Honolulu, Hawaii

Education Review Committee

Upon a motion by Commissioner Kagawa, seconded by Commissioner Loudermilk, it was voted on and carried to accept the report of the January 12, 2005 Education Review Committee meeting as follows:

1. Minutes of December 8, 2004 – **Accept.**
2. Continuing Education Administration, Curriculum, Courses, Providers, and Instructors
 - a. Applications
 - 1) 2005-2006 Continuing Education Providers and Courses Ratification List – **Recommend approval** of attached list.
 - 2) Course – “Solving Water Intrusion and Mold Problems in Hawaii;” Author/Owner/Provider: Lorman Business Center, Inc.; Course Category: Real Estate Law, Property Management; Clock Hours: 6 – **Recommend approval** as six credit hour continuing education course.
 - 3) Course – “Fundamentals of Real Estate Closings;” Author/Owner/Provider: Lorman Business Center, Inc.; Course Category: Real Estate Law; Clock Hours: 6 – **Recommend approval** as a six credit hour continuing education elective course.
 - b. Continuing Education Core Course – Proposal submitted by ProSchools, Inc. – **Recommend approval** with emphasis on topic of “agency,” current laws and rules pertaining to agency, and importance of communication between agents and consumers so as to avoid agency issues in a transaction.
3. Prelicensing Education Administration, Curriculum, Schools, Instructors, and Equivalency
 - a. 2005-2006 Prelicensing Education Schools and Instructors Ratification List – **Recommend approval** of attached list.
 - b. Independent Study Course – Hawaii Academy of Real Estate, LLC, Janice Lind – Principal, Broker’s and Salesperson’s Curriculum – **Recommend approval.**
 - c. Independent Study Course Instructor – Wayne Richardson III, Hawaii Academy of Real Estate, LLC – **Recommend approval**

4. Promissor – Erica I. Bejarano – Salesperson Candidate – **Recommend issuance** of a Commission’s Proposed Final Order to bar the individual from taking future exams for a period of two years and the individual will be allowed 60 days from the date of the proposed final order to respond and present oral arguments.
5. Budget and Finance Report – As of September 30, 2004 – **Recommend approval.**
6. Next meeting: Wednesday, February 9, 2005
Upon adjournment of the Laws and Rules Review Committee Meeting, which convenes at 9:00 a.m.
Queen Liliuokalani Conference Room
King Kalakaua Building
335 Merchant Street, First Floor
Honolulu, Hawaii

Real Estate Bulletin – After a review of the information presented, Commissioner Okawa moved to approve Cardinal Mailing for the printing and delivery of services for the Real Estate Commission Bulletin. Commissioner Abrams seconded the motion. The motion was voted on and unanimously carried.

Staff will be informing the vendor of changes to the procurement process. Act 216 (SLH 2004) requires that vendors submit additional documents prior to being allowed to do business with the State.

Commissioner Nishihara arrived.

Executive
Officer’s Report:

Announcements, Introductions, Correspondence and Additional Distribution

Additions to the Agenda

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

6. Licensing – Applications
 - e. All Professional Hawaii Realty, Inc. (Application was originally listed on the agenda as “All Professional Realty, Inc.”)

Additional Distribution

The following materials were distributed prior to the start of the meeting:

6. Licensing – Applications
 - d. Delfin D. L. C. Medina
 - e. All Professional Hawaii Realty, Inc.
 - f. Americorp International LLC
 - i. Shawn Robert Fransen

Committee
Reports:

Legislation Report and Bills

A copy of Senate Bill No. 109, which is the Hawaii Association of REALTORS’ bill on brokerage relationships, was distributed to the Commissioners for their

information. The companion bill is House Bill No. 107. House Bill No. 107 was heard on Thursday, January 27, 2005 before the House Committee on Consumer Protection and Housing and the Judiciary Committee. Two testimonies were submitted on this bill. One was submitted by HAR and the other by the Commission. The bill was deferred.

The Commission requested that an independent study be conducted by the Legislative Reference Bureau on the issues raised in House Bill No. 107. These issues will also be on the Commission's program of work for fiscal year 2006. The Commission hopes to provide an equal or greater amount of protection to consumers and also enact a law/rule that is easy to be understood by licensees and consumers.

The Commission's bill on the recodification of Chapters 514A, HRS, is House Bill No. 781. The companion bill is Senate Bill No. 1132. Senior Specialist Yee reported that the House version does not allow funds to be invested out of state. The Commission prefers the Senate version of the bill as it follows the Commission's proposed bill more closely. There were a number of bills submitted addressing individual recodification issues.

The Commission is also anticipating that, as in previous years, there will be bills raiding the trust funds.

Ms. Iwamoto reported that HAR requested introduction of House Bill No. 105, which affects the Landlord-Tenant Code. The bill was introduced to allow landlords to evict tenants who are involved in drugs. They are hoping that the bill will pass this year, as it failed to pass last year.

Licensing and
Registration –
Ratification:

Upon a motion by Commissioner Okawa, seconded by Commissioner Abrams, it was voted on and unanimously carried to approve the ratification of the attached list.

Licensing –
Applications:

Delfin D. L. C. Medina

Delfin D. L. C. Medina was asked if he wished to have his application for a real estate broker's license considered in executive session. He declined the offer.

Mr. Medina stated that he regrets what happened. He stated that he was misled by the company that he worked for. He was not aware of what had happened until he received a letter from staff. The company paid for everything. He did not receive anything until he went to look in the file. He has not done anything wrong since then. His record has been polished and smooth for over ten years. He would like to obtain his real estate broker's license. Since he is retired, he would like to obtain his real estate broker's license so that he may get better pay.

Commissioner Okawa thanked Mr. Medina for appearing at the meeting and for cooperating with staff's request for further information.

Mr. Medina informed the Commissioners that during the legal proceedings, the company and he were represented by Mark Shlov. Mr. Medina stated that the company's attorney in California contracted a Hawaii attorney to represent them. Mr. Medina stated that he was aware of the lawsuit but his understanding was

that it involved the legality of the description of a parcel of land. Mr. Medina stated that he was deposed, but he did not hear anything further after the deposition. RICO had filed a civil lawsuit against Mr. Medina and the company because of the real estate activity on the part of the company. Mr. Medina had an inactive license.

Mr. Medina stated that when he was recruited by the company, he was told that he only needed a California license, so he obtained a California license. If he had known better, he could have checked to see if he was required to reactivate his Hawaii license.

Commissioner Okawa asked if Mr. Medina had any knowledge of a fine and if it had been paid. Specialist Kimura answered that Mr. Medina was not aware of the fine but it was taken care of.

Upon a motion by Commissioner Okawa, seconded by Commissioner Abrams, it was voted on and unanimously carried to take this matter under advisement.

The Deputy Attorney General recommended that Mr. Medina follow up on matters if he is named in a lawsuit. The judgment was filed both jointly and severally. Mr. Medina stated that he has learned from that mistake.

Mr. Medina thanked Specialist Kimura for her letters advising him of what needed to be done.

Dynamic Property Management Inc.

Gerald Kim, President, and Clyde Yamada, proposed Principal Broker, of Dynamic Property Management, Inc. ("DPMI"), was present to discuss their request for extension of the temporary principal broker. They were asked if they wished to have their request considered in executive session. They declined the offer.

Mr. Kim stated that the Commission had requested their appearance at the meeting today to answer any questions the Commission may have regarding their request. DPMI is requesting that the Commission grant their request for an extension of the temporary principal broker. Mr. Yamada is trying to clear up his remaining business with his present company where he is the principal broker. Once that is cleared up, he will become the principal broker of DPMI.

Commissioner Okawa thanked Mr. Kim and Mr. Yamada for appearing before the Commission as requested. The Commission received the letter that they had submitted however, the statute requires that extensions be allowed only for good cause. Commissioner Okawa noted that the letter stated that they are requesting an extension in order to allow Mr. Yamada to clear up his business, which includes management contracts and listing and sales agreements. Mr. Kim was asked why it took so long to find a replacement.

Mr. Kim stated that he was trying to look for a principal broker that has property management experience. He is a small company so he cannot compete to get someone who would be willing to work for low wages.

Commissioner Nishihara asked if there were no other real estate brokers within the company. Mr. Kim answered that Milton Von had been the only real estate broker. Edwin Shiroma was the temporary principal broker after Mr. Von passed away. Mr. Yamada would be filling the position of temporary principal broker and he would eventually become the principal broker. Mr. Yamada stated that it would take him at least six months to close out his business and take care of pending matters.

Mr. Kim was asked how many real estate salespersons are associated with DPML. Mr. Kim stated that there are four real estate salespersons associated with DPML. When asked if all four licensees worked full time, Mr. Kim answered that only one worked full time.

Mr. Yamada was asked how many licensees were associated with his firm. Mr. Yamada answered that he has one real estate salesperson that he uses as an interpreter for his Japanese clients.

Mr. Yamada was asked if his office was in close proximity to DPML. Mr. Yamada stated that DPML is near his office, within the Honolulu area. He can be contacted by means of the telephone, fax, email, or on his cellular phone.

When asked if they were requesting an additional six month extension or if they were requesting until April 30, 2005, Mr. Kim answered that they are requesting an extension until April 30, 2005.

Mr. Yamada was asked what would happen to his company once he becomes the principal broker at DPML. Mr. Yamada said that he will close down his business.

Upon a motion by Commissioner Abrams, seconded by Commissioner Kagawa, it was voted on and unanimously carried to take this matter under advisement.

Erica Bejarano

Erica Bejarano was present to present oral arguments on the Commission's Proposed Final Order. Ms. Bejarano was asked if she wished to have her application considered in executive session. She answered, "Yes."

Executive Session:

Upon a motion by Commissioner Kagawa, seconded by Commissioner Okawa, 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".

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

Licensing – Applications:

All Professional Hawaii Realty, Inc.

John Sherman, proposed principal broker, was present to answer any questions regarding the real estate corporation license application of All Professional

Hawaii Realty, Inc. Mr. Sherman was asked if he wished to have the application considered in executive session. He declined the offer.

Mr. Sherman stated that he has been licensed as a real estate broker since June 2004. Mr. Sherman said that the reason why he did not fully disclose his past convictions was a result of confusion on his part.

Mr. Sherman stated that he had disclosed his criminal conviction to the State of California when he applied for his real estate license. In 1991, he entered real estate. Full disclosure was made to the California Department of Justice and to the California Department of Real Estate. It was disclosed in writing to California. He satisfied the restitution and fine requirements. He served his fellow man with the highest integrity. He obtained top producer status in 1991. He pursued his real estate broker's license in California. He used his time to help new licensees to get a strong start in real estate. He volunteered for the Folsom Police Department and a strict background check was completed on him. In June 2004, he moved to Hawaii. He passed the real estate broker's examination and has been licensed and practicing real estate. He is the president of John Sherman Presents and is a motivational speaker. On February 14, 2005, he will reach his tenth year of sobriety.

Mr. Sherman stated that he had taken the question on the application regarding the past convictions to an attorney and his attorney said that there was a double negative in the question. Mr. Sherman informed the Commissioners that he has always disclosed his convictions.

Mr. Sherman stated that since the convictions occurred long ago, it was difficult for him to pull up the information that was requested.

Mr. Sherman said that he speaks to high school groups and children.

When asked about his court records, Mr. Sherman stated that two different courts were involved. The first one was able to produce documents showing the expungement. The other court could only provide a letter that he satisfied his probation and that the fees were paid in full.

The question on the real estate corporation application reads as follows: "In the past twenty years, have you been convicted of a crime in which the conviction has not been annulled or expunged?" The question on the real estate broker's application says: "Have you ever been convicted of a crime where there has not been an order annulling or expunging the conviction?" Mr. Sherman was questioned as to what would move him to answer the questions differently.

Mr. Sherman said that if you look at what motive he would have to disclose the information, he has no motive not to disclose the information. He has not had any complaints and has been an exemplary citizen in this State. Mr. Sherman stated that it all came down to a technical misunderstanding. He has shown no reason not to disclose his past history.

Upon a motion by Commissioner Okawa, seconded by Commissioner Kagawa, it was voted on and unanimously carried to take this matter under advisement.

Americorp International LLC

Discussion on this was deferred awaiting the appearance of Americorp International LLC's attorney.

Executive
Session:

Upon a motion by Commissioner Abrams, seconded by Commissioner Nishihara, 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".

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

Licensing –
Applications:

Douglas P. Hayes

After a review of the information submitted by the applicant, Commissioner Abrams moved to approve the conditional real estate salesperson's license application of Douglas P. Hayes. Commissioner Nishihara seconded the motion. The motion was voted on and unanimously carried.

Dmitri Offergeld

After a review of the information submitted by the applicant, Commissioner Abrams moved to approve the real estate salesperson's license of Dmitri Offergeld. Commissioner Nishihara seconded the motion. The motion was voted on and unanimously carried.

Steven K. Meyer

After a review of the information submitted by the applicant, Commissioner Nishihara moved to approve the real estate salesperson's license application of Steven K. Meyer. Commissioner Abrams seconded the motion. The motion was voted on and unanimously carried.

Delfin D. L. C. Medina

After a review of the information presented by the applicant, Commissioner Abrams moved to defer decision making on Delfin D. L. C. Medina's application for a real estate broker's license pending receipt of further information. Commissioner Kagawa seconded the motion. The motion was voted on and unanimously carried.

All Professional Hawaii Realty, Inc.

After a review of the information presented by the applicant, Commissioner Nishihara moved to approve the real estate corporation application of All Professional Hawaii Realty, Inc. Commissioner Kagawa seconded the motion. The motion was voted on and unanimously carried.

Dynamic Property Management, Inc.

Chair Ohama recused himself from the meeting. Chair Pro Tem Okawa presided over the meeting.

After a review of the information presented by the applicant, Commissioner Abrams moved to approve Dynamic Property Management, Inc.'s request for an extension of their temporary principal broker to April 30, 2005. No further extensions shall be granted. Commissioner Nishihara seconded the motion. The motion was voted on and carried.

Chair Ohama returned to the meeting and resumed presiding over the meeting.

Louis Zolo Fishman

After a review of the information submitted by the applicant, Commissioner Okawa moved to approve the equivalency to the experience requirement. Commissioner Abrams seconded the motion. The motion was voted on and unanimously carried.

Shawn Robert Fransen

After a review of the information submitted by the applicant, Commissioner Okawa moved to defer consideration of Shawn Robert Fransen's request for an equivalency to the continuing education requirement to the February 25, 2005 Real Estate Commission meeting pursuant to his request. Commissioner Kagawa seconded the motion. The motion was voted on and unanimously carried.

Erica Bejarano

After a review of the information presented by the applicant, Commissioner Abrams moved to approve the Commission's Proposed Final Order. Commissioner Nishihara seconded the motion. The motion was voted on and unanimously carried.

Maria C. Alayon

Upon a motion by Commissioner Abrams, seconded by Commissioner Okawa, it was voted on and unanimously carried to approve the Commission's Final Order.

Americorp International LLC

Bruce Travis, an officer of Americorp International LLC was present at the meeting, along with his attorney, Paul Sulla. The parties were asked if they wished to have their application considered in executive session. They declined the offer.

The parties were informed that the Commission had concerns regarding the outstanding tax liens against Mr. Travis.

Mr. Sulla stated that a notice of a levy was filed, not a lien. Mr. Travis has filed the papers to contest the levy. Mr. Sulla informed the Commissioners that his

client had filed for and requested a due process hearing. The request was ignored. Subsequently, they sought arbitration.

Mr. Sulla reported that Mr. Travis has an arbitration judgment issued by the Western Arbitration Council against the Internal Revenue Service ("IRS") as a result of the IRS' non-participation in the hearing process. The judgment will be entered into the court and the Bureau of Conveyances and will show that Mr. Travis does not have any debts. It is not true that approximately \$247,000 is owed. If there is a claim against Mr. Travis, he is entitled to his due process.

Mr. Sulla distributed copies of the arbitration decision dated December 10, 2004 to the Commissioners. A copy of the award was filed and the IRS was notified of the award in October 2004. In December 2004, they filed an affidavit of non-response.

Mr. Travis stated that they are in the process of going to the Bureau of Conveyances to wipe the liens off as a result of the arbitration award. They have a claim and a proceeding under the State and Federal courts in which the claimant has not participated in.

The parties were asked if they had an award against the IRS for \$300,000. Mr. Sulla answered, "Yes." Mr. Sulla stated that a claim was made by an individual IRS agent. They challenged the agent, but he did not back up his claim. Mr. Travis takes his reputation for honesty, competency and fair dealing seriously. They have letters in support of Mr. Travis.

Mr. Travis obtained his Illinois real estate license in 1969. He obtained his Hawaii real estate salesperson's license in 1979 and became a licensed Hawaii real estate broker in 1982. He has had no action taken against his license.

Commissioner Okawa thanked Mr. Travis and Mr. Sulla for their appearance at the meeting and for all of the information that they had provided.

Mr. Travis gave an overview of the situation that lead to the case that was filed with the Supreme Court of the State of Hawaii. Mr. Travis said that he met Mike Szymanski in 1996. Mr. Travis had a group waiting to acquire a parcel of land in Wailea. In 1999, on the day that they went into escrow, Mr. Szymanski said goodbye. He hired an attorney to honor the partnership agreement. Mr. Szymanski said that he would allow Mr. Travis to buy one lot at cost from him. Mr. Szymanski stole the project from him and disavowed the agreement. A four count lawsuit was filed by Mr. Travis. One count was for the real estate commission which he was defrauded out of. The judge split the lawsuit. One count went into mediation and the other into litigation. Mr. Szymanski wanted \$95,000 and Mr. Travis paid him off and sold him the litigation. Mr. Travis said that he was still following the SMA process. Mr. Travis said that he wrote a letter to the County of Maui's Planning Department exposing the fraud that Mr. Szymanski was trying to commit.

Mr. Travis informed the Commissioners that the lawsuit goes back to 1996. He provided copies of the lawsuit that Mr. Szymanski lost. Mr. Szymanski is not honest and deceived the Maui Planning commission. Mr. Travis is defending his right to expose fraud in getting a project that he stole from him.

Mr. Travis was informed that there are six complaints on file against him and Americorp International Ltd. Mr. Travis said that there were no outstanding complaints.

Mr. Travis explained that one complaint was filed by someone who had purchased a condo unit from one of his licensees. The sellers had put in a staircase to the second floor loft in which they had not obtained a permit for. The condo was sold to another party who had buyer's remorse. They filed a lawsuit against Mr. Benitez and Mr. Travis. Mr. Travis paid the judgment. There is no animosity between the parties.

In the second complaint, he was asked to render an opinion of value on a piece of property. He was not hired to do an appraisal.

Commissioner Okawa was excused from the meeting.

In the third complaint, the State alleged that Mr. Travis did not notify the State that a judgment was filed against him. Mr. Travis spoke with Mr. Hottenstein of the Maui RICO office and said that he has it on record that it was satisfied. He received a letter from the Maui RICO office that said that everything was okay.

Mr. Travis was asked if he had settled his back taxes with the State.

Mr. Sulla responded that Mr. Travis does not owe any taxes. Americorp International Ltd. was the former corporation that Mr. Travis was an officer of. Mr. Travis is no longer a part of Americorp International, Ltd. Mr. Travis does not owe any taxes. His taxes are current. Mr. Sulla stated that Mr. Travis contested the validity of the State taxes owed. He does not personally owe anything.

Mr. Sulla was asked if the State believes that Mr. Travis owes them for unpaid taxes. Mr. Sulla said that they have not received anything from the State indicating that taxes are owed.

Mr. Sulla stated that Mr. Travis is asserting his rights to be heard and to have his due process. He is not protesting the IRS. The liens exist because the Bureau of Conveyance believes that the agent has the authority to file the lien. Mr. Travis has taken procedures to have the liens removed. The IRS has not responded in the adjudicatory proceeding.

When asked about the situation between Mr. Travis and Mr. Hulbert, it was disclosed that the situation has been completely resolved and satisfied. Mr. Travis had engaged Mr. Hulbert to act and work with him on Maui.

When asked about the status of Americorp International LLC, the Commissioners were informed that they are seeking to get the LLC licensed with Mr. Travis as the principal broker. The limited liability corporation only has a bank account right now.

Mr. Travis asked the Commissioners if they wanted him to read the testimony he had to support his application. He was told that it was not necessary.

Executive
Session:

Upon a motion by Commissioner Kagawa, seconded by Commissioner Abrams, 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".

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

Licensing –
Applications:

Americorp International LLC

After a review of the information presented by the applicant, Commissioner Abrams moved to approve the real estate limited liability corporation application of Americorp International LLC. Commissioner Kagawa seconded the motion. The motion was voted on. Commissioners Abrams and Kagawa voted in favor of the motion. Commissioners Nishihara, Loudermilk, and Ohama voted against the motion. The motion died due to a lack of quorum.

Mr. Sulla asked the Commission to explain the vote. He was informed that two Commissioners had voted in favor of the motion, with three voting against the motion. Due to the lack of five votes for or against the motion, the motion did not pass.

The Deputy Attorney General informed Mr. Travis that the Commissioners were concerned about the outstanding IRS matter. Five votes were needed to pass the motion but five votes could not be obtained.

Mr. Sulla told the Commissioners that if there had been a denial, they could answer and respond to the reasons for denial. Mr. Sulla asked for more information on what the Commission's concerns were so that they could address the Commission's concerns.

Commissioner Loudermilk stated that she had concerns regarding the tax lien and how the arbitration award affects the tax lien. She also questions why the IRS agent did not appear at the proceedings.

Mr. Sulla commented that they never show up.

Mr. Sulla stated that Mr. Travis does not have a tax lien. He would like to be able to respond to that from the law. He said that it is extremely unfair to his client because Mr. Travis did everything to show that he does not have a lien. Mr. Sulla said that he would try to supply the Commission with more information on the process.

Real Estate
Recovery Fund
Report:

No report was presented.

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Next Meeting: Friday, February 25, 2005
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 11:04 a.m.

Reviewed and approved by:

/s/ Neil Fujitani
Neil Fujitani
Executive Officer

February 25, 2005
Date

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

NF/isk/02/04/05

**2005-2006 CONTINUING EDUCATION PROVIDERS AND COURSES
RATIFICATION LIST**

EDUCATION REVIEW COMMITTEE

January 12, 2005

<u>Registration/Certification Provider(s)</u>	<u>Effective Date</u>
University of Hawaii at Manoa, Noncredit Program, Outreach College (Administrator: Dr. Pamela Fujita Starck)	January 1, 2005
Coldwell Banker Pacific Properties Real Estate School (Administrator: Barbara Dew)	January 1, 2005
Servpro Industries, Inc. (Administrator: Amanda Green)	January 1, 2005
Real Estate Continuing Education Company (Administrator: Paige Vitousek)	January 1, 2005
Lorman Business Center, Inc., Lorman Education Services (Administrator: Kari Campbell)	January 1, 2005
Kauai Board of REALTORS® (Administrator: Karen Ono)	January 1, 2005
Hogan School of Real Estate, Inc. (Administrator: Esther Hogan)	January 1, 2005
Honolulu Board of REALTORS® (Administrator: Stephanie Ripple)	January 1, 2005
Hawaii CCIM Chapter (Administrator: Fabienne Herold)	January 1, 2005
Dower School of Real Estate (Administrator: Elizabeth L. Dower)	January 1, 2005
Seiler School of Real Estate (Administrator: Ricardo D. Seiler)	January 1, 2005
Abe Lee Seminars (Administrator: Abe Lee)	January 1, 2005
Eddie Flores Real Estate Continuing Education (Administrator: Eddie Flores, Jr.)	January 1, 2005
Continuing-Ed-Online.org (Administrator: Steve Myers)	January 1, 2005
Russ Goode Seminars (Administrator: Sherrill L. Goode)	January 1, 2005
Lynn W. Carlson (Administrator: Lynn W. Carlson)	January 1, 2005
Brian R. Thomas, EdVenture (Administrator: Brian R. Thomas)	January 1, 2005
Premier Realty 2000, Inc. (Administrator: Gary Liggitt)	January 1, 2005
Fahrni School of Real Estate (Administrator: Helen Fahrni)	January 1, 2005
Akahi Real Estate Network, LLC (Administrator: Jay J. Spadinger)	January 1, 2005
Duplanty School of Real Estate (Administrator: Gretchen Duplanty)	January 1, 2005

<u>Registration/Certification</u>	<u>Effective Date</u>
Provider(s)	
Kona Board of REALTORS® (Administrator: Jacqueline Parkinson)	January 1, 2005
Realtors Association of Maui, Inc (Administrator: Judi Pasco & Jane Ortiz)	January 1, 2005
Pacific Real Estate Institute (Administrator: Lishan Chong)	January 1, 2005
BOMA-Hawaii (Administrator: Gaylene N. Nako)	January 1, 2005
Course(s)	
"ASHI Standards" (Author/Owner: Thomas Douma)	January 1, 2005
"Condominium Principles and Disclosure Law" (Author/Owner: Thomas Douma)	January 1, 2005
"Disclosure Law in Hawaii" (Author/Owner: Thomas Douma)	January 1, 2005
"The Code of Ethics in 21 st Century Hawaii" (Author/Owner: Hogan School of Real Estate, Inc.)	January 1, 2005
"Advanced Valuation of Investment Real Estate" (Author/Owner: Eugene Trowbridge/Hawaii CCIM Chapter)	January 1, 2005
"Analyzing and Valuing Investment Real Estate" (Author/ Owner: Eugene Trowbridge/Hawaii CCIM Chapter)	January 1, 2005
"Commercial Group Ownership and Disposition Strategies" (Author/Owner: Eugene Trowbridge/Hawaii CCIM Chapter)	January 1, 2005
"Fundamentals of Commercial Real Estate" (Author/Owner: Eugene Trowbridge/Hawaii CCIM Chapter)	January 1, 2005
"Disposition Strategies and Current Tax Laws" (Author/Owner: Eugene Trowbridge/Hawaii CCIM Chapter)	January 1, 2005
"Commercial Real Estate Sales and Leasing" (Author/Owner: Gino L. Gabrio)	January 1, 2005
"Understanding Mold in the Restoration Industry" (Author/Owner: Servpro Industries, Inc.)	January 1, 2005
"Residential Landlord/Tenant Code" (Author/Owner: Brian R. Thomas)	January 1, 2005
"Timeshare Real Estate-I-Introduction" (Author/Owner: Lynn W. Carlson)	January 1, 2005
"Basic Real Estate Investment Analysis" (Author/Owner: HREREC/Lynn W. Carlson)	January 1, 2005
"Fair Housing: An Introduction to Federal & State Laws & Regulations" (Author/Owner: HREREC/Lynn W. Carlson)	January 1, 2005
"Foreclosure & the Role of the Commissioner" (Author/Owner: Eddie Flores, Jr.)	January 1, 2005
"Federal Laws that Affect Licensees" (Author/Owner: Eddie Flores, Jr.)	January 1, 2005
"Residential & Commercial Evictions" (Author/Owner: Eddie Flores, Jr.)	January 1, 2005
"Hawaii Landlord-Tenant Code" (Author/Owner: Eddie Flores, Jr.)	January 1, 2005
"Homeowner's Tax Strategies" (Author/Owner: Eddie Flores, Jr.)	January 1, 2005

Course(s)

"Hot Real Estate Issues" (Author/Owner: Eddie Flores, Jr.)	January 1, 2005
"How to Invest in Real Estate" (Author/Owner: Eddie Flores, Jr.)	January 1, 2005
"How to List & Sell Business Opportunities" (Author/Owner: Eddie Flores, Jr.)	January 1, 2005
"Essentials of the DROA" (Author/Owner: Hawaii Association of REALTORS®)	January 1, 2005
"Essentials of Listing" (Author/Owner: Hawaii Association of REALTORS®)	January 1, 2005
"Essentials of Finance" (Author/Owner: Hawaii Association of REALTORS®)	January 1, 2005
"Agency, Practical Ethics, and Fair Housing" (Author/Owner: Hawaii Association of REALTORS®)	January 1, 2005
"Contracts" (Author/Owner: Hawaii Association of REALTORS®)	January 1, 2005
"Disclosure" (Author/Owner: Hawaii Association of REALTORS®)	January 1, 2005
"Finance" (Author/Owner: Hawaii Association of REALTORS®)	January 1, 2005
"Analysis of Investment Real Estate" (Author/Owner: Hawaii Association of REALTORS®)	January 1, 2005
"Land Use & Development" (Author/Owner: Hawaii Association of REALTORS®)	January 1, 2005
"Legal Issues" (Author/Owner: Hawaii Association of REALTORS®)	January 1, 2005
"Property Management & Landlord/Tenant" (Author/Owner: Hawaii Association of REALTORS®)	January 1, 2005
"Residential Tax Rules, Section 1031 Exchange, & Foreign Investors" (Author/Owner: Hawaii Association of REALTORS®)	January 1, 2005
"Understanding Vacation Ownership/Timeshare" (Author/Owner: Abe Lee)	January 1, 2005
"Understanding the Land Use Ordinance: C & C of Honolulu" (Author/Owner: Abe Lee)	January 1, 2005
"Developing Small Properties" (Author/Owner: Abe Lee)	January 1, 2005
"Understanding Contracts Part I" (Author/Owner: Abe Lee)	January 1, 2005
"Understanding Contracts Part II" (Author/Owner: Abe Lee)	January 1, 2005
"Understanding Contracts Part III" (Author/Owner: Abe Lee)	January 1, 2005
"Computers, Internet & the Licensee" (Author/Owner: Abe Lee)	January 1, 2005
"Escrow, Title & Appraisals" (Author/Owner: Abe Lee)	January 1, 2005
"HUD, VA, (Non) Judicial Foreclosures" (Author/Owner: Abe Lee)	January 1, 2005
"Mediation, Arbitration, Litigation" (Author/Owner: Abe Lee)	January 1, 2005

Course(s)

"Permits, Permits, & More Permits: Researching Building Permits & 25 Other Permits Handbook" (Author/Owner: Abe Lee)	January 1, 2005
"Sticks, Bricks & Steel Understanding Plans & Construction Methods" (Author/Owner: Abe Lee)	January 1, 2005
"Surveys, Termites & Home Inspections" (Author/Owner: Abe Lee)	January 1, 2005
"Wills, Trusts & Real Estate" (Author/Owner: Abe Lee)	January 1, 2005
"Zoning Issues, Problems, Questions & Answers" (Author/Owner: Abe Lee)	January 1, 2005
"Buyer Representation in Real Estate" (Author/Owner: Dearborn Real Estate Education/Dower School of Real Estate)	January 1, 2005
"Diversity and Doing Business" (Author/Owner: Dearborn Real Estate Education/Dower School of Real Estate)	January 1, 2005
"Environmental Issues in Your Real Estate Practice" (Author/Owner: Dearborn Real Estate Education/Dower School of Real Estate)	January 1, 2005
"Ethics and Real Estate" (Author/Owner: Dearborn Real Estate Education/Dower School of Real Estate)	January 1, 2005
"Fair Housing" (Author/Owner: Dearborn Real Estate Education/Dower School of Real Estate)	January 1, 2005
"Introduction to Commercial Real Estate Sales" (Author/Owner: Dearborn Real Estate Education/Dower School of Real Estate)	January 1, 2005
"Land Use and Permit Requirements-Residential Applications, City & County of Honolulu" (Author/Owner: Philip H. Wilia/Dower School of Real Estate)	January 1, 2005
"Property Management and Managing Risk" (Author/Owner: Dearborn Real Estate Education/Dower School of Real Estate)	January 1, 2005
"Real Estate and Taxes, What Every Agent Should Know" (Author/Owner: Dearborn Real Estate Education/Dower School of Real Estate)	January 1, 2005
"Real Estate Finance Today" (Author/Owner: Dearborn Real Estate Education/Dower School of Real Estate)	January 1, 2005
"Red Flags Property Inspection Guide" (Author/Owner: Dearborn Real Estate Education/Dower School of Real Estate)	January 1, 2005
"Risk Management" (Author/Owner: Dearborn Real Estate Education/Dower School of Real Estate)	January 1, 2005
"Diversity and Doing Business" (Author/Owner: Dearborn Real Estate Education/Fahrni School of Real Estate)	January 1, 2005
"Fair Housing" (Author/Owner: Dearborn Real Estate Education/Fahrni School of Real Estate)	January 1, 2005
"Introduction to Commercial Real Estate Sales" (Author/Owner: Dearborn Real Estate Education/Fahrni School of Real Estate)	January 1, 2005
"Property Management and Managing Risk" (Author/Owner: Dearborn Real Estate Education/Fahrni School of Real Estate)	January 1, 2005
"Risk Management" (Author/Owner: Dearborn Real Estate Education/Fahrni School of Real Estate)	January 1, 2005
"Condominium Issues" (Author/Owner: Kenneth D.H. Chong)	January 1, 2005
"DROA Issue" (Author/Owner: Kenneth D.H. Chong)	January 1, 2005
"Project Development Issues" (Author/Owner: Kenneth D.H. Chong)	January 1, 2005

Course(s)

"Advanced Property Management" (Author/Owner: Gretchen Duplanty/Duplanty School of Real Estate)	January 1, 2005
"Condominium Laws and Issues" (Author/Owner: Gretchen Duplanty/Duplanty School of Real Estate)	January 1, 2005
"How to Manage Residential Property" (Author/Owner: Gretchen Duplanty/Duplanty School of Real Estate)	January 1, 2005
"Residential Property Management: Laws and Rules" (Author/Owner: Gretchen Duplanty/Duplanty School of Real Estate)	January 1, 2005
"Residential Sales Contracts" (Author/Owner: Gretchen Duplanty/Duplanty School of Real Estate)	January 1, 2005
"Risk Reduction When Listing" (Author/Owner: Gretchen Duplanty/Duplanty School of Real Estate)	January 1, 2005
"Fair Housing: An Introduction to Federal and State Laws & Regulations" (Author/Owner: Jay J. Spadinger/Akahi Real Estate Network, LLC)	January 1, 2005
"Introduction to Broker Management" (Author/Owner: Jay J. Spadinger/Akahi Real Estate Network, LLC)	January 1, 2005
"Positioning Properties to Maximize Home Owner Value in Market Place" (Author/Owner: Martha Webb)	January 1, 2005
"Commercial Leasing-Essentials and Overview" (Author/Owner: Mark Ambard)	January 1, 2005
"Real Estate Finance Today" (Author/Owner: Dearborn Real Estate Education/Akahi Real Estate Network, LLC)	January 1, 2005
"1031 Exchange and Other Tax Issues" (Author/Owner: Abe Lee Seminars)	January 1, 2005
"Intermediate Internet Research" (Author/Owner: Abe Lee Seminars)	January 1, 2005
"Mortgage, FNMA, FICO, Etc." (Author/Owner: Abe Lee Seminars)	January 1, 2005
"Buyer Representation in Real Estate" (ARELLO Certified Course/Seiler School of Real Estate)	January 1, 2005
"Ethics and Real Estate" (ARELLO Certified Course/Seiler School of Real Estate)	January 1, 2005
"Introduction to Commercial Real Estate Sales" (ARELLO Certified Course/Seiler School of Real Estate)	January 1, 2005
"Property Management and Managing Risk" (ARELLO Certified Course/Seiler School of Real Estate)	January 1, 2005
"Real Estate and Taxes, What Every Agent Should Know" (ARELLO Certified Course/Seiler School of Real Estate)	January 1, 2005
"Real Estate Finance Today" (ARELLO Certified Course/Seiler School of Real Estate)	January 1, 2005
"Risk Management" (ARELLO Certified Course/Seiler School of Real Estate)	January 1, 2005
"Buyer Representation in Real Estate" (ARELLO Certified Course/Continuing-Ed-Online.Org)	January 1, 2005
"Ethics and Real Estate" (ARELLO Certified Course/Continuing-Ed-Online.Org)	January 1, 2005
"Fair Housing" (ARELLO Certified Course/Continuing-Ed-Online.Org)	January 1, 2005
"Risk Management" (ARELLO Certified Course/Continuing-Ed-Online.Org)	January 1, 2005

Course(s)

"Investment Property Practice & Management" (ARELLO Certified Course/Continuing-Ed-Online.Org)	January 1, 2005
"Real Estate Finance and Tax Issues" (ARELLO Certified Course/Continuing-Ed-Online.Org)	January 1, 2005
"Effective Negotiations" (Nationally Certified Course/BOMA-Hawaii)	January 1, 2005
"Accredited Buyer Representative" (Nationally Certified Course/Hogan School of Real Estate, Inc.)	January 1, 2005
"Innovative Marketing Techniques for Buyer's Reps" (Nationally Certified Course/Hogan School of Real Estate, Inc.)	January 1, 2005
"CI 101 Financial Analysis for Commercial Investment Real Estate" (Nationally Certified Course/Hawaii CCIM Chapter)	January 1, 2005
"CI 102 Market Analysis for Commercial Investment Real Estate" (Nationally Certified Course/Hawaii CCIM Chapter)	January 1, 2005
"CI 103 Lease Analysis for Commercial Investment Real Estate" (Nationally Certified Course/Hawaii CCIM Chapter)	January 1, 2005
"CI 104 Investment Analysis for Commercial Investment Real Estate" (Nationally Certified Course/Hawaii CCIM Chapter)	January 1, 2005
"Introduction to Commercial Investment Real Estate Analysis" (Nationally Certified Course/Hawaii CCIM Chapter)	January 1, 2005
"Successful Site Management-RES 201-IREM National Course Part I" (Nationally Certified Course/Brian R. Thomas, EdVenture)	January 1, 2005
"At Home With Diversity: One America" (Nationally Certified Course/Hawaii Association of REALTORS®)	January 1, 2005
"Commercial Continuing Education Set I" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005
"Commercial Continuing Education Set II" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005
"Fair Housing Law and Practice" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005
"Home Inspection and Environmental Basics" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005
"Investment Property Practice and Management" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005
"Real Estate Finance and Tax Issues" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005
"Red Flags Property Inspection Guide" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005
"Commercial Real Estate: Understanding Investments" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005
"Commercial Real Estate: Listing Properties" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005
"Buyer Representation in Real Estate" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005
"Environmental Issues In Your Real Estate Practice" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005
"Ethics and Real Estate" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005
"Real Estate Finance Today" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005
"Diversity and Doing Business" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005

Course(s)

"Risk Management" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005
"Real Estate and Taxes, What Every Agent Should Know" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005
"Property Management and Managing Risk" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005
"Introduction to Commercial Real Estate Sales" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005
"Fair Housing" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005
"Electronic Transactions in Real Estate" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005
"The Truth About Mold" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005
"Understanding 1031 Tax Free Exchange" (ARELLO Certified Course/Dearborn Real Estate Education)	January 1, 2005

**2005-2006 PRELICENSING EDUCATION SCHOOLS AND INSTRUCTORS
 RATIFICATION LIST**

EDUCATION REVIEW COMMITTEE

January 12, 2005

<u>Registration/Certification</u> School(s)	<u>Effective Date</u>
University of Hawaii at Manoa, Noncredit Program, Outreach College (Principal: Dr. Pamela Fujita-Starck)	January 1, 2005
Coldwell Banker Pacific Properties Real Estate School (Principal: Barbara Dew)	January 1, 2005
Vitousek Real Estate School (Principal: Paige Vitousek)	January 1, 2005
Maui Community College-VITEC (Principal: Dawn G. Freels)	January 1, 2005
Hawaii Academy of Real Estate, LLC (Principal: Janice Lind)	January 1, 2005
Hudson Real Estate School (Principal: Jon Hudson)	January 1, 2005
Dower School of Real Estate (Principal: Elizabeth L. Dower)	January 1, 2005
Fahrni School of Real Estate (Principal: Helen Fahrni)	January 1, 2005
Seiler School of Real Estate (Principal: Ricardo D. Seiler)	January 1, 2005
Abe Lee Seminars (Principal: Abe Lee)	January 1, 2005
Reef, Inc., Hawaii Institute of Real Estate (Principal: Yuki Kajiwara)	January 1, 2005
Century 21 Real Estate School (Principal: Ralph S. Foulger)	January 1, 2005

<u>Registration/Certification</u>	<u>Effective Date</u>
School(s)	
Premier Realty 2000, Inc. (Principal: Susan Yoshioka)	January 1, 2005
Akahi Real Estate Network, LLC (Principal: Jay J. Spadinger)	January 1, 2005
Dower School of Real Estate Windward (Principal: David L.S. Catanzaro)	January 1, 2005
Instructor(s)	
Iris H. Toguchi (Finance Guest Lecturer Salesperson/Broker)	January 1, 2005
Russell W.H. Chee (Timeshare, Escrow, and Evidence of Title Guest Lecturer Salesperson/Broker)	January 1, 2005
Christine T. O'Brien (Real Estate Economics Guest Lecturer Salesperson/Broker)	January 1, 2005
Ron Fleet (Substitute Salesperson/Broker)	January 1, 2005
C. Mark Ambard (Salesperson/Broker)	January 1, 2005
Carol Ball (Salesperson/Broker)	January 1, 2005
Don Baxter (Salesperson/Broker)	January 1, 2005
John R. Connelley (Salesperson/Broker)	January 1, 2005
Barbara Dew (Salesperson/Broker)	January 1, 2005
Jon Hudson (Salesperson/Broker)	January 1, 2005
John F. Stapleton (Salesperson/Broker)	January 1, 2005
Paige Vitousek (Salesperson/Broker)	January 1, 2005
Elizabeth L. Dower (Salesperson/Broker)	January 1, 2005
Ricardo D. Seiler (Salesperson/Broker)	January 1, 2005
Abe Lee (Salesperson/Broker)	January 1, 2005
Yuki Kajiwara (Substitute Salesperson/Broker)	January 1, 2005
Beryl F. Ono (Substitute Salesperson/Broker)	January 1, 2005
Colin W. Dunlop (Salesperson/Broker)	January 1, 2005
Helen Kate Fahrni (Salesperson)	January 1, 2005
Jay J. Spadinger (Salesperson/Broker)	January 1, 2005
Ralph S. Foulger (Salesperson/Broker)	January 1, 2005

Instructor(s)

William J. Vanmanen (Salesperson/Broker)	January 1, 2005
Kenneth D.H. Chong (Salesperson/Broker)	January 1, 2005
David L.S. Catanzaro (Salesperson/Broker)	January 1, 2005

Independent Study Course(s)

Vitousek Real Estate School (Salesperson)	January 1, 2005
Seiler School of Real Estate (Salesperson/Broker)	January 1, 2005

Independent Study Course Instructor(s)

Paige Vitousek (Salesperson)	January 1, 2005
Ricardo D. Seiler (Salesperson/Broker)	January 1, 2005

APPROVED APPLICATIONS FOR REAL ESTATE
 REAL ESTATE COMMISSION MEETING ON JANUARY 28, 2005

<u>Brokers – Limited Liability Companies and Partnerships</u>	<u>Effective Date</u>
Timeshare Solutions, LLC Ralph E. Kitashima, PB	12/03/04
Minkscorp, LLC Anna Garcia, PB	12/13/04
Manoa Realty, LLC Patricia A. Chung, PB	01/01/05
Royal Hawaiian Resorts, LLC, RHR Management	01/01/05
Alohawaii, LLC, Alohawaii Realty Phillip Keipper, PB	01/01/05
Judy Wu Realtor, LLC Judy Wu, PB	01/01/05
Gem Properties LLC Violeta A. Miranda, PB	01/01/05
Viking Realty LLC Ron Torngren, PB	01/01/05
Ethel K. Okamoto Realty LLC Ethel K. Okamoto, PB	01/01/05
Preferred Properties Hawaii, LLC Beryl Ono, PB	01/01/05
Kama'aina Realty LLC Richard P. Pascua, Sr.	01/01/05
Landmark Brokers Realty LLC Judith Tawab, PB	01/05/05
Home808, LLC, Home808 John Sturgill Baynock, PB	01/11/05
<u>Brokers – Corporations and Partnerships</u>	<u>Effective Date</u>
SRH II, Inc., ERA Pacific Properties LaJuana Jean Donahey, PB	12/07/04
Honolulu Hotel Operating Corporation M. Jane Stubenberg, PB	01/01/05
Hawaii Palm Properties, Inc. Elaine Christianson, PB	01/01/05
Realty Executives Hawaii Brokers Inc. Downy V. Sylva, PB	01/01/05
Island Style Realty Inc. Joleen K. Young, PB	03/01/05
<u>Brokers – Sole Proprietor</u>	<u>Effective Date</u>
Fay Y. Nako	12/02/04
Dorothy Soo-Kiu Lam	12/09/04
Brett Adair, Adair Realty & Land Development Co.	12/27/04
Michael J. Smith, Tradewind Properties of Maui	01/01/05
Frederick K. Hirayama, Jr., Fred Hirayama Realty	01/01/05
Cheri Moore, C My Properties	01/01/05
Dennis K. Miyahara, Realty Shoppe	01/01/05
Sylvia M. Burton	01/01/05
Randolph R. Cabanilla	12/01/04
Franklin D. Pacarro, Sr.	12/31/04

Real Estate Commission
Minutes of the January 28, 2005 Meeting
Page 25

Brokers – Sole Proprietor

	<u>Effective Date</u>
F. Mitchell Wright	12/03/04
Simon Bebb	01/01/05
Benjamin K. Wong	12/29/04
Dave Gravelle, RE/MAX Executive	01/13/05

Corporation Name

	<u>Effective Date</u>
Ind-Comm, Inc. (fka Ind-Comm Management, Inc.)	12/20/04

Trade Name

	<u>Effective Date</u>
Sandra W. May, McCloskey & Co. Realty	10/05/04
Carolyn I. Darr, CD Realty	12/20/04
LendingTree, Inc., RealEstate.com	12/21/04
Donald L. Brooks, Surf Realty	01/05/05
IPM, Inc., Certified Management of Maui	01/05/05

Branch Office

	<u>Effective Date</u>
Realty Executives Hawaii Brokers Inc.	01/01/05
DR Horton – Schuler Homes LLC	01/01/05
DR Horton – Schuler Homes LLC	01/01/05

Equivalency to Uniform Section of Examination Certificate

	<u>Expiration Date</u>
James H. Goode, Jr.	12/08/063
Kiyoko Ing	12/09/06
Linette Lum Silsbee	12/09/06
Sakara K. Blackwell	12/16/06
Curtis Lance Novy	12/16/06
Robert F. Witte	12/16/06
Brenda Moana Kanyi	12/21/06
Michael R. Cyr	12/21/06
Carolyn J. Rosario	12/21/06
David Masashi Okuji	12/21/06
Manuel A. Vargas, Jr.	12/22/06
Hideo Sukanuma	12/22/06
Tetsuya Sakurai	12/22/06
Pamela J. Deery	12/22/06
Daniel Jay Alway	12/28/06
Sandra Dianne Alway	12/28/06
Mary Louise Lussier	12/28/06
Gerard Patrick Tremblett	12/28/06
William Rockey Collamer	12/29/06
Harry Papadakis	12/29/06
James Joseph Fagan, II	12/29/06
Robert A. Kilmer	12/29/06
Marie Ruby Currie	01/03/07
Theresa Ann Jones	01/03/07
Radcliffe Welles	01/04/07
Trevor Roy Jones	01/06/07
Stephen Kenneth Karcz	01/07/07
Gregory Bondy	01/10/07
Ramona Benjamin	01/10/07
David A. Vannoy	01/10/07
David Joseph Azalde	01/10/07

Equivalency to Uniform Section of Examination Certificate

Larry Edward Hinman	01/11/07
Joseph Morris Rabow	01/11/07
Sophia Park	01/11/07
Alfred W. Shaw	01/12/07
Jason Y. Kang	01/12/07
David Ryan Anderton	01/13/07
Paula Nicole Acker	01/18/07
Amber D. Sehart	01/19/07

Expiration Date

Educational Equivalency Certificate

James H. Goode, Jr.	12/08/06
Kiyoko Ing	12/09/06
Linette Lum Silsbee	12/09/06
Sakara K. Blackwell	12/16/06
Curtis Lance Novy	12/16/06
Terry T. Shintani	12/16/06
Robert F. Witte	12/16/06
James Shin	12/17/06
Brenda Moana Kanyi	12/21/06
Michael R. Cyr	12/21/06
Emily Ann Wilks	12/21/06
Walter D. K. Springer	12/21/06
Carolyn J. Rosario	12/21/06
Robert Sibilia	12/21/06
David Masashi Okuji	12/21/06
Michael M. O'Neal	12/21/06
Hideo Suganuma	12/22/06
Tetsuya Sakurai	12/22/06
YanYan Huang	12/22/06
Pamela J. Deery	12/22/06
Vanessa Y. Wong	12/23/06
Melodie Rebecca Aduja	12/27/06
Daniel Jay Alway	12/28/06
Sandra Dianne Alway	12/28/06
Roger B. Lyons	12/28/06
Mary Louise Lussier	12/28/06
Gerard Patrick Tremblett	12/28/06
William Rockey Collamer	12/29/06
Rose Marie A. Giasolli	12/29/06
Harry Papadakis	12/29/06
Robert A. Kilmer	12/29/06
Marie Ruby Currie	01/03/07
Theresa Ann Jones	01/03/07
Radcliffe Welles	01/04/07
Trevor Roy Jones	01/06/07
Stephen Kenneth Karcz	01/07/07
William M. Randall	01/07/07
Ramona Benjamin	01/10/07
David A. Vannoy	01/10/07
David Joseph Azalde	01/10/07
Geoffrey A. Pass	01/10/07
Larry Edward Hinman	01/11/07

Expiration Date

Educational Equivalency Certificate

	<u>Expiration Date</u>
Joseph Morris Rabow	01/11/07
Sophia Park	01/11/07
Alfred W. Shaw	01/12/07
Jason Y. Kang	01/12/07
Kimberly Wong Yoshimoto	01/12/07
David Ryan Anderton	01/13/07
Laura Jean Harlak	01/14/07
Paula Nicole Acker	01/18/07
Amber D. Sehart	01/19/07
Devan-Allan Hiroshi Inouye	01/19/07

Real Estate Broker Experience Certificate

	<u>Expiration Date</u>
James H. Goode, Jr.	12/08/06
David Hite	12/09/06
David Brian Oliva	12/09/06
Kiyoko Ing	12/09/06
Joycelyn Bulusan Banas	12/09/06
Joy K. Yonemura Oda	12/09/06
Jason Y. Nishikawa	12/09/06
Julie Elaine Hardie	12/09/06
Carolyn Chamberlain	12/09/06
Vivian Patricia O'Neill	12/09/06
Daniel P. Doyle	12/10/06
Cynthia A. Y. L. Manabe	12/10/06
Ricky L. Salyer	12/10/06
William D. Kraushaar	12/10/06
James R. Maze	12/14/06
Richard M. Geddes	12/14/06
Linda L. Sylvester	12/14/06
Amos Robert Merkle	12/15/06
Carl Kimo Smigielski	12/15/06
Susan D. Rugendorf	12/15/06
Kathy Tswei	12/16/06
Sakara K. Blackwell	12/16/06
Evan Kanoa Rhodes	12/16/06
Jay Tamblyn Smith	12/16/06
Curtis Lance Novy	12/16/06
Peter John Sirois	12/16/06
Toti Donald Over Manhan	12/16/06
Tracy R. Manhan	12/16/06
Brenda Ceria	12/16/06
Thomas David Carrington	12/17/06
Gary Brian Petrison	12/17/06
Carrie Leslie Showe	12/17/06
George C. Haydel	12/17/06
Alberlette K. Fleming	12/20/06
Kathleen K. Morgado	12/21/06
Maria Susana C. Vidad	12/21/06
Kauanoë Coelho	12/21/06
George Krischke	12/21/06
Victoria A. Estep	12/21/06
Daryl Wayne Flem	12/21/06

<u>Real Estate Broker Experience Certificate</u>	<u>Expiration Date</u>
Garret Tom	12/21/06
Donald F. Watson	12/21/06
David Masashi Okuji	12/21/06
Aileen S. Rodriguez-Chizer	12/21/06
Manuel A. Vargas, Jr.	12/22/06
Tisha Ann Ramsey	12/22/06
Joanne K. Phillips	12/22/06
Debbie Lynn Young	12/22/06
Carole Ann Manuwa	12/22/06
Jennifer L. Andrews	12/22/06
Wesley K. Anderson	12/22/06
Pamela J. Deery	12/22/06
Linda M. Stillwell	12/23/06
Irene L. Lee	12/23/06
Kristine Marie Myrick	12/23/06
Susan A. Williams	12/23/06
Jolanta Frazier	12/23/06
Jack Larson	12/23/06
Douglas J. Leopold	12/23/06
Robin C. McCann	12/23/06
Naty Clores Lewis	12/27/06
Sharissa Yuk Lin Chun	12/27/06
Marc Toby Lum	12/27/06
Benjamin Howard Bregman	12/27/06
Samuel O. Dungan, III	12/27/06
Vance Kamehameha Fawcett	12/27/06
Reginald Jean Audant	12/27/06
Kirsten Fredericka Aarsbergen	12/28/06
Roger B. Lyons	12/28/06
Lisa Kathryn Griffiths	12/28/06
Marty Kenney	12/28/06
Evelyn Degracia	12/28/06
Kim Toshie Maruyama	12/29/06
William Rockey Collamer	12/29/06
Stephanie Kathryn Coble	12/29/06
Pamela Kehaulani Costa	12/29/06
Monica Puanani Takabayashi	12/29/06
Joseph Singleton	12/29/06
Harry Papadakis	12/29/06
Brett K. Hitzeman	12/29/06
Theresa Ann Jones	01/03/07
Radcliffe Welles	01/04/07
Richard E. Alberts	01/05/07
Zenaida Wong Lopez	01/06/07
Alan David Kaufman	01/06/07
Trevor Roy Jones	01/06/07
Stephen Kenneth Karcz	01/07/07
Gregory Bondy	01/10/07
Ramona Benjamin	01/10/07
Jixiong Zhu	01/10/07
Larry Edward Hinman	01/11/07
Joseph Morris Rabow	01/11/07

Real Estate Broker Experience Certificate

	<u>Expiration Date</u>
Dionne Mailelani Costa	01/11/07
Melody R. Witsman	01/11/07
Deborah Ann Garrow	01/12/07
Alfred W. Shaw	01/12/07
Jason Y. Kang	01/12/07
David Ryan Anderton	01/13/07
Steven C. Nickens	01/13/07
Paula Nicole Acker	01/18/07
Jordan Wah Yick Wong, Jr.	01/19/07
Tina Kay Kimura	01/19/07

Continuing Education Equivalency

	<u>Effective Date</u>
John Battle	12/15/04
Thomas Anderson	12/16/04
Mehrdad Elie	12/22/04
Coletta A. Edison	12/20/04
Robert T. Edison	12/20/04
Paul-Randall Gienger	12/06/04

Real Estate Broker (upgrade)

	<u>Effective Date</u>
Walter R. Barnes	12/15/04
Randall R. Scharnhorst	12/16/04
Brett A. Adair	12/27/04
Larry Fudge	01/01/05
Joan Graham	01/01/05
Mary Tess F. Edu	01/01/05
David A. Prentiss	01/01/05
Jacqueline H. Callahan	01/01/05
Victoria M. Isagawa	01/01/05
Nancy A. Helmer	01/01/05
Manny Diaz	01/01/05
Karl O. Hynes	01/01/05
A.J. DiMauro	01/01/05
Nancy M. Moore	01/01/05
Andrea J. Pfeil	01/01/05
Michael J. Smith	01/01/05
Martin M. Ohan	01/01/05
Candace Y. Yap	01/01/05
Marc Etherton	01/01/05
Carol Wasserman Star	01/01/05
Sidnie L. Zari	01/01/05
Lance K. Parker	01/01/05
Darlene D. Leong	01/01/05
Bob Ogorchock	01/01/05
Clinton Ho	01/01/05
V. Max Raksasat	01/01/05
Faith LeLievre	01/01/05
Norma Jean Jessup	01/01/05
Cheri Moore	01/01/05
Sylvia M. Burton	01/01/05
Kanani M. Idemoto	01/01/05
Dion Lee K. Gantz	01/01/05

<u>Real Estate Broker (upgrade)</u>	<u>Effective Date</u>
Thomas C. Peters	01/01/05
Bobbie Puanani Lau	01/01/05
John S. Baynock	01/01/05
Pam Latinis	01/01/05
Frank Latinis	01/01/05
James S. Farmer	01/01/05
Phil Fudge	01/01/05
Catherine S. Ostrem	01/01/05
Charles Raymond Crittenden, Jr.	01/01/05
Kenneth Apilado	01/01/05
Richard P. Pascua, Sr.	01/01/05
Theresa D. Huang	01/01/05
James S. S. Huang	01/01/05
Daniel Macalutas	01/01/05
Kealoha Caldeira	01/01/05
Koichi Yamamoto	01/03/05
Heather K. L. Conahan	01/04/05
Gavin Toguchi	01/04/05
Derek Escalera	01/05/05
David Silverman	01/05/05
Jason Y. Nishikawa	01/05/05
Elizabeth K. Freitas	01/06/05
Peter Rice	01/07/05
Matthew Slak	01/07/05
Amos R. Merkle	01/13/05
Trudy G. Mullins	01/13/05
Wes Anderson	01/13/05
Mary Browne-Burris	01/13/05
Dave Gravelle	01/13/05
Julie Hardie	01/14/05

<u>Restoration – Real Estate Broker</u>	<u>Effective Date</u>
Dorothy Soo-Kiu Lam	12/09/04
Ronald J. Bosler	12/14/04
Benjamin K. Wong	12/29/04
Diane K. Koizumi	12/30/04

<u>Restoration – Real Estate Salesperson</u>	<u>Effective Date</u>
Tamera Ann Meisenheimer	12/01/04
Darryl D. Mason	12/13/04
Amber M. Gomez	01/01/05
Lenae Vinson	12/20/04
Jacquelyn Y. P. Shigemoto	12/21/04
Edgar P. Miner	12/21/04
Catherine J. Francis	01/01/05
Rebecca Sharon Hughes	12/29/04
Kay Matsui	12/27/04