

BEFORE THE MARYLAND REAL ESTATE COMMISSION

**MARYLAND REAL ESTATE
COMMISSION**

*

*

V.

*

**Bonnie Teague
3755 Maplecrest Drive
Knoxville, MD 21758**

*

Case No: 002-RE-2012 GF, et al

*

* * * * *

CONSENT ORDER

This matter comes before the Maryland Real Estate Commission (“Commission”) as the result of a complaint filed by Domokos Hajdo (“Complainant”) and the other Complainants listed in Appendix A, which is attached to and incorporated as part of this Consent Order. Based on the complaint and an investigation, the Panel of Commissioners have determined that administrative charges against the Respondent, real estate Broker 01-5753, are appropriate and that an administrative hearing on those charges should be held.

Prior to completion of the investigation, the issuance of charges, and the scheduling of these matters for a formal hearing, the Commission and the Respondent agreed to enter into this Consent Order to provide resolution of the complaints and issues regarding the claims against the Real Estate Guaranty Fund (Guaranty Fund) that have been filed by Mr. Hajdo and the Complainants listed in Appendix A, and those that may be filed in the future against the Respondent, and which present the same or similar issues resulting from the Respondent’s actions as a property manager with West Patrick Property Solutions.

1. At all times relevant to the matters set forth in this Consent Order, the Commission has had jurisdiction over the subject matter and the Respondent.
2. The Respondent was, at the time of the event at issue, was licensed as a Broker and was affiliated with West Patrick Property Solutions, a property management company located at 622 West Patrick Street, in Frederick, Maryland.
3. The Respondent’s license, 03 304625, expired on September 17, 2011.

4. The complaints received by the Commission generally allege that the Respondent failed to exercise reasonable and adequate supervision by allowing a salesperson to promptly account for or to remit money that belonged to someone else, and that she received in her capacity of property manager and pursuant to the terms of the property management agreements she entered into with the Complainants.
5. The Respondent admits that by failing to properly supervise her salesperson, she has violated § 17-322 (b) (27) of the Business Occupations and Professions Article of the Maryland Annotated Code which provides:

§17 322 Business Occupations and Professions Article
Maryland Annotated Code

(b) (27) violates § 17-320(c) of this subtitle by failing as a real estate broker to exercise reasonable and adequate supervision over the provision of real estate brokerage services by another individual on behalf of the broker ;

6. By entering into this Consent Order, the Respondent, expressly waives the right to an administrative hearing on the charges, the making of Findings of Fact and Conclusions of Law, any and all further proceedings before the Commission to which the Respondent may be entitled in this matter and any rights to appeal from the Commission's Order.
7. The Commission accepts this Consent Order as the full and final resolution of Complaint Nos. 2-RE-2012 GF etal .

BASED ON THESE STIPULATIONS, IT IS THIS 3 DAY OF Feb, 2012 BY THE MARYLAND REAL ESTATE COMMISSION.

ORDERED that the Respondent violated § 17-322 (b) (27) of the Business Occupations and Professions Article of the Maryland Annotated Code for failing to exercise reasonable and adequate supervision over a licensed salesperson.

ORDERED that the Respondent is assessed a total civil penalty of \$2500.00 Payment number one of \$400.00 is due April 1, 2012 and six subsequent payments of \$350.00 are due on May 1, 2012, June 1, 2012, July 1, 2012, August 1, 2012, September 1, 2012 and October 1, 2012.

