

BEFORE THE MARYLAND REAL ESTATE COMMISSION

MARYLAND REAL ESTATE
COMMISSION

*

CASE NO. 261--RE-2023

*

V.

*

STACEY ABBOTT
LIC. REG. NO. 05-582719
RESPONDENT

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* * * * *

CONSENT ORDER AND SETTLEMENT AGREEMENT

This matter comes before the Maryland Real Estate Commission (“Commission”) as the result of a complaint filed by Kendall Manges (“Complainant”). Based on the complaint and the response thereto received from Respondent Real Estate Salesperson Stacey Abbott, a Commission Panel determined it appropriate to bring administrative charges against the Respondent. Before the Commission issued a Statement of Charges and Order for Hearing against the Respondent, the Commission and the Respondent agree to enter into this Consent Order and Settlement Agreement, which provides for the imposition of disciplinary measures which are fair and equitable under these circumstances and are consistent with the best interests of the people of the State of Maryland, to resolve the complaint. The Commission and the Respondent agree and stipulate as follows:

1. At all times relevant to the matters set forth in this Consent Order and Settlement Agreement, the Commission has had jurisdiction over the subject matter and the Respondent.
2. Respondent is licensed as a real estate salesperson, license registration number 05-582719 and is currently affiliated with Corner House Realty.
3. The Respondent has a Facebook page advertising maintenance services through a company called Sabbotthomes.
4. The Respondent also advertises on the Facebook page that she is a realtor, however, failed to include the name of the brokerage she is licensed through.
5. According to the Respondent, it was an oversight in not indicating the brokerage she is under.
6. The Respondent admits that by her acts and omissions described above she has violated COMAR 09.11.02.01 G (1):

09 Maryland Department of Labor

.11 Real Estate Commission

.02 Code of Ethics

.01 Relations to the Public

G(1) The licensee in advertising shall be especially careful to present a true picture...

* * *

7. The Respondent consents to the entry of an Order by the Commission that she has violated COMAR 09.11.02.01 G(1).

8. The Respondent agrees she is required to abide by the Maryland Real Estate Broker's Act, Md. Code Ann., Bus. Occ. & Prof. Art., §17-101 et. seq. and the Commission's regulations in all real estate transactions.

9. The Respondent agrees to pay a civil penalty in the amount of \$200.00 for the violation. The total of \$200.00 will be paid to the Real Estate Commission within 60 days of the date of the entry of this Consent Order and Settlement Agreement. The Respondent agrees that should they fail to make the payment within sixty (60) days of this Consent Order and Settlement Agreement, the real estate license registration number 05-582719 shall be automatically suspended and shall continue to be suspended until the payment is made.

10. By entering into the Consent Order and Settlement Agreement, the Respondent expressly waives the right to the issuance of a Statement of Charges and Order for Hearing by the Commission, an administrative hearing on the charges before the Commission or the Office of Administrative Hearings ("OAH"), the making of Findings of Fact and Conclusions of Law by the Commission or an Administrative Law Judge of the OAH, any and all further proceedings before the Commission, and any rights to petition for judicial review of this Consent Order and Settlement Agreement.

11. The Respondent enters into this Consent Order and Settlement Agreement voluntarily, knowingly, and willingly, after having the opportunity to consult with private counsel of his own choosing at his own expense.

12. The Commission agrees to accept this Consent Order and Settlement Agreement as the full and final resolution of Case No. 261-RE-2022.

BASED ON THESE STIPULATIONS AND AGREEMENTS, IT IS THIS 26th DAY OF June, 2023 BY THE MARYLAND REAL ESTATE COMMISSION:

ORDERED that the Respondent has violated COMAR 09.11.02.01 G(1) and it is further,

ORDERED that the Respondent shall pay to the Commission \$200.00 in accordance with paragraph 11 this Consent Order and Settlement Agreement; and it is further

ORDERED that should the Respondent fail to pay the fine in accordance with paragraph 9 of this Consent Order and Settlement Agreement, the Respondent's real estate salesperson's license registration number 05-582719 shall be automatically suspended and shall continue to be suspended until such time as the payment is made; and it is further

ORDERED that the Commission's records and publications shall reflect the terms of this Consent Order and Settlement Agreement.

MARYLAND REAL ESTATE COMMISSION:

SIGNATURE ON FILE

By: _____
Michael L. Kasnic, Executive Director

AGREED:
SIGNATURE ON FILE

Stacey Abbott
Respondent

Date

6/12/23