

1 REAL ESTATE AGENCY
2 BEFORE THE REAL ESTATE COMMISSIONER
3

4
5 In the Matter of the Principal Broker
6 License of
7 JAMES L. MARTINSON
8

}
} STIPULATED FINAL ORDER
}

9
10 The Oregon Real Estate Agency (Agency) and James L. Martinson (Martinson) do
11 hereby agree and stipulate to the following:

12 FINDINGS OF FACT

13 Martinson was licensed as a principal broker. Martinson's license expired on December
14 1, 2017. Martinson submitted a renewal application on May 25, 2018. Martinson's license
15 became active on June 5, 2018. During the time Martinson's license was expired, December
16 1, 2017, to May 25, 2018, 175 days, Martinson continued conducting professional real estate
17 activity as if actively licensed.

18 CONCLUSION OF LAW

19 By conducting professional real estate activity over the course of 175 days after
20 Martinson's license expired and before renewing it, Martinson violated ORS 696.020(2) and is
21 subject to discipline or civil penalty pursuant to ORS 696.990(4) and (9).

22 STIPULATION & WAIVER

23 I have read and reviewed the above findings of fact and conclusions of law which have
24 been submitted to me by the Agency and further, the order which follows hereafter. I
25 understand that the findings of fact, conclusions of law and this stipulation and waiver embody
26 the full and complete agreement and stipulation between the Agency and me. I further
27 understand that if I do not agree with this stipulation I have the right to request a hearing on
28 this matter and to be represented by legal counsel at such a hearing. Hearings are conducted
29 in accordance with the procedures set forth in ORS Chapter 183 and in accordance with the
30 Rules of Practice and Procedure adopted by the Attorney General of the State of Oregon. I

1 freely and voluntarily waive my rights to a hearing, to representation by legal counsel at such a
2 hearing, and to judicial review of this matter.

3 I hereby agree and stipulate to the above findings of fact and conclusions of law and
4 understand that the order which follows hereafter may be completed and signed by the Real
5 Estate Commissioner or may be rejected by the Real Estate Commissioner. I understand that,
6 in accordance with the provisions of ORS 696.445(3), notice of this order shall be published in
7 the Oregon Real Estate News Journal.

8 I agree once the Commissioner executes this stipulated order, I will accept service of
9 the final order by email, and hereby waive the right to challenge the validity of service.

10 ORDER

11 IT IS HEREBY ORDERED that pursuant to ORS 696.990(1) to (9) and based upon the
12 violation set forth above, Martinson pay a civil penalty in the sum of \$2,100.00, said penalty to
13 be paid to the General Fund of the State Treasury by paying the same to the Agency. The civil
14 penalty is computed in accordance with ORS 696.990(4) and (9) in that each 30-day period of
15 unlicensed activity is considered one violation. In this instance, there were five (5) 30-day
16 periods of unlicensed activity.

17
18 IT IS SO STIPULATED:

IT IS SO ORDERED:

19
20 *Jamie Martinson*
21 _____

22 JAMES L. MARTINSON

23 STEVEN STRODE

Real Estate Commissioner

24 Date _____

Date _____

25
26 Date of Service: _____
27
28
29
30