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BEFORE THE DEPARTMENT OF REAL ESTATE
STATE OF CALIFORNIA

In the Matter of the Accusation of)
PETER CHAO,) DRE No. H-41704 LA
Respondent.)

ORDER ACCEPTING VOLUNTARY SURRENDER OF REAL ESTATE LICENSE

On June 22, 2020, an Accusation was filed in this matter against Respondent PETER CHAO.

On October 22, 2020, Respondent petitioned the Commissioner to voluntarily surrender his real estate broker license pursuant to Section 10100.2 of the Business and Professions Code.

IT IS HEREBY ORDERED that Respondent PETER CHAO's petition for voluntary surrender of his real estate broker license is accepted as of the effective date of this Order as set forth below, based upon the understanding and agreement expressed in Respondent's Declaration dated October 22, 2020, (attached as Exhibit "A" hereto). Respondent's license certificate and pocket card shall be sent to the below listed address so that they reach the Department on or before the effective date of this Order:

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Department of Real Estate
Attn: Licensing Flag Section
P.O. Box 137013
Sacramento, CA 95818-7013

This Order shall become effective at 12 o'clock noon on DEC. 22 2020.

IT IS SO ORDERED 11.10.20.

DOUGLAS R. McCAULEY
REAL ESTATE COMMISSIONER



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BEFORE THE DEPARTMENT OF REAL ESTATE
STATE OF CALIFORNIA

* * *

In the Matter of the Accusation of) No. H-41704 LA
)
PETER CHAO,)
)
Respondent.)
)

My name is PETER CHAO, and I am currently licensed as a real estate broker and/or have license rights with respect to said license.

In lieu of proceeding in this matter in accordance with the provisions of the Administrative Procedure Act (Sections 11400 et seq., of the California Government Code), I wish to voluntarily surrender my real estate license issued by the Department of Real Estate ("Department") pursuant to California Business and Professions Code section 10100.2.

I understand that by so voluntarily surrendering my license, I may be relicensed as a broker or as a salesperson, or issued a mortgage loan originator endorsement, only by petitioning for reinstatement pursuant to California Government Code section 11522. I also understand that by so voluntarily surrendering my license, I agree to the following:

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///

Declaration of Peter Chao

1 1. The filing of this Declaration shall be deemed as my petition for voluntary
2 surrender.

3 2. It shall also be deemed to be an understanding and agreement by me that I
4 waive all rights I have to require the Commissioner to prove the allegations contained in the
5 Accusation filed in this matter at a hearing held in accordance with the provisions of the
6 Administrative Procedure Act (California Government Code sections 11400 et seq.), and that I
7 also waive other rights afforded to me in connection with the hearing, such as the right to
8 discovery, the right to present evidence in defense of the allegations in the Accusation and the
9 right to cross-examine witnesses.

10 3. I further agree that upon acceptance by the Commissioner, as evidenced by
11 an appropriate order, all affidavits and all relevant evidence obtained by the Department in this
12 matter prior to the Commissioner's acceptance, and all allegations contained in the Accusation
13 filed in the Department Case No. H-41704 LA, may be considered by the Department to be true
14 and correct for the purpose of deciding whether to grant relicensure or reinstatement pursuant
15 to California Government Code section 11522.

16 4. I freely and voluntarily surrender all my licenses and license rights under the
17 Real Estate Law.

18 5. I cannot rescind my petition for voluntary surrender.


19 6. If I am relicensed as a broker or as a salesperson, or issued a mortgage loan
20 originator endorsement, after a petition for reinstatement pursuant to California Government
21 Code section 11522, then all my licenses and licensing rights are indefinitely suspended unless
22 or until unless I pay the sum of \$3,446.00 for the Commissioner's reasonable cost of the
23 investigation and enforcement which led to this disciplinary action. Said payment shall be in
24 the form of a cashier's check made payable to the Department of Real Estate. The investigative
25 and enforcement costs must be delivered to the Department of Real Estate, Flag Section at
26 P.O. Box 137013, Sacramento, CA 95813-7013, prior to my application for a license as a
27 broker or as a salesperson or my application for a mortgage loan originator endorsement.

Declaration of Peter Chao

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7. I can fax or email a copy of the signature page, as actually signed by me, of my petition for voluntary surrender to the Department at fax number (213) 576-6917 or via email. I agree, acknowledge and understand that by electronically sending to the Department a fax or email copy of my actual signature as it appears on my petition for voluntary surrender, that receipt of the faxed or emailed copy by the Department shall be as binding on me as if the Department had received the original signed petition for voluntary surrender.

I declare under penalty of perjury under the laws of the State of California that the above is true and correct and that this declaration was executed on 10/22, 2020, at Alhambra, California.



PETER CHAO
Respondent