

BEFORE THE MARYLAND REAL ESTATE COMMISSION

**Maryland Real Estate
Commission**

*

v.

*

Ronald Trzcinski

*

Complaint No. 2008-RE-824

Respondent

*

* * * * *

CONSENT ORDER

This matter comes before the Maryland Real Estate Commission (“Commission”) based on a complaint filed by Donale Bernarding. Based on that complaint, the Commission determined that administrative charges against Ronald Trzcinski (the “Respondent”) were appropriate and that a hearing on the charges should be held.

To resolve this matter without a formal hearing, the Commission and the Respondent have agreed to enter into this Consent Order to provide for the imposition of disciplinary measures which are fair and equitable in these circumstances and which are consistent with the best interest of the people of the State of Maryland. The Commission and the Respondent agree as follows:

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 licensed by the Commission as a real estate broker with Zenith Realty (License No. 01-520936) from approximately 2004 until December 30, 2005. On December 30, 2005, the Respondent’s broker’s license expired.
3. The Respondent is currently licensed as a salesperson (License No. 05-634480) and is affiliated with ExecuHome Realty.

4. On May 22, 2008, the Respondent attended a settlement for the purchase of a property located at 7414 School Lane in Dundalk, Maryland. The Respondent represented the seller in the transaction.

5. During the settlement, the Respondent learned that his broker's license had expired as of December 30, 2005. The Respondent did not realize prior to that time that his license had lapsed. The Respondent prepared and signed an acknowledgement at the settlement that stated that his license had lapsed.

6. The Respondent received a commission in connection with the sale.

7. The Respondent admits that he provided real estate brokerage services in connection with the sale of 7414 School Lane in violation of Sections 17-322(b)(32) and 17-601, Business Occupations and Professions Article, Maryland Annotated Code.

8. The Respondent agrees to pay a civil penalty in the amount of One Thousand Five Dollars (\$1,500) in connection with the violation.

9. 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, and 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.

10. The Respondent agrees to abide by the Maryland Real Estate Broker's Act, Maryland Annotated Code, Business Occupations and Professions Article, Sections 17-101 *et seq.*, and the regulations of the Commission in future practice.

11. The Respondent and the Commission accept this Consent Order as the full and final resolution of Complaint No. 2008-RE-824.

12. The Respondent enters this Consent Order freely, knowingly, and voluntarily, and is aware that he is entitled to be represented by counsel in this case.

**BASED ON THESE STIPULATIONS, IT IS THIS 3rd DAY OF August ~~JULY~~,
2012, BY THE MARYLAND REAL ESTATE COMMISSION,**

ORDERED that the Respondent Ronald Trzcinski has violated Maryland Annotated Code, Business Occupations and Professions Article, Sections 17-322(b)(32) and 17-601, and it is further

ORDERED that the Respondent is assessed a civil penalty of One Thousand Dollars (\$1,000.00) in connection with the violations, and it is further

ORDERED that the Commission's records and publications shall reflect the civil penalty imposed on the Respondent.

SIGNATURE ON FILE

RONALD TRZCINSKI

SIGNATURE ON FILE

MARYLAND REAL ESTATE
COMMISSION

DATE