

## NEW JERSEY REAL ESTATE COMMISSION

NEW JERSEY REAL ESTATE COMMISSION	)	DOCKET NUMBER REC-CO-24-
	)	(REC File No.10021357)
Complainant	)	
	)	CONSENT ORDER
vs.	)	
	)	
JACKIE BARBER, licensed New Jersey	)	
real estate broker of record, (BR 9700519)	)	
	)	
	)	
Respondent.	)	

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THIS MATTER having been opened to the New Jersey Real Estate Commission ("the Commission") in the Department of Banking and Insurance, State of New Jersey, upon information that Jackie Barber ("Barber"), a licensed real estate salesperson, may have violated various provisions of the real estate licensing law of the State of New Jersey; and

WHEREAS Barber is subject to the provisions of the New Jersey Real Estate Licensing Law, N.J.S.A. 45:15-1 to -29.5 and corresponding regulations; and

WHEREAS the Real Estate Commission staff has alleged that Barber has violated certain provisions of the laws and regulations governing the conduct of New Jersey real estate licensees; and

WHEREAS Barber acknowledges that she is aware of her right to a plenary hearing on any violations which the Commission may allege she has committed and having had the advice of counsel on matters to which this Consent Order pertains, she is knowingly and voluntarily waiving the right to a hearing; and

WHEREAS the Commission and Barber, in order to avoid the costs and uncertainty of further litigation and to resolve the matter with finality, hereby agree to this Consent Order, fully disposing of all the issues in controversy in this matter with prejudice; and

WHEREAS the terms of this Consent Order were approved by the Commission at a regular meeting on February 27, 2024; and

IT APPEARING that the matter against Barber should be resolved upon the consent of the parties, without resort to a formal hearing on the aforementioned violations, and further good cause appearing;

NOW, THEREFORE, IT IS on this 27th day of February, 2024

ORDERED AND AGREED that Respondent Barber admits the following facts:

1. Jackie Barber is a licensed New Jersey broker, currently the broker of record for Premier Coastal Properties, LLC, whose office is located at 1603 Beaver Dam Rd. Point Pleasant, New Jersey 08742. Barber first became licensed on May 27<sup>th</sup>, 1997; and
2. The investigation was initiated by the REC against Barber because investigators discovered that Barber failed to renew her real estate license by the June 30<sup>th</sup>, 2023, deadline; and
3. On or about September 21, 2023, an inspection of Barber's brokerage was conducted; and
4. The investigation determined that Barber while unlicensed was involved in executing six lease agreements for the Ocean Club located at 438 Hwy 35 N. Mantoloking, New Jersey 08732 from July 1<sup>st</sup>, 2023, to July 14<sup>th</sup>, 2023; and
5. The investigation also determined that Barber had three salespersons that were licensed through the brokerage when she failed to renew her broker license. As a result, these

salespersons became inactive as of July 1<sup>st</sup>, 2023. Nevertheless, the three salespersons referenced above did not engage in the business of real estate during Barber's lapse in licensure; and

6. Barber reinstated her broker license on August 9th, 2023, when she was made aware of her failure to renew; and it is further

ORDERED AND AGREED based on the above facts. Barber admits to the following:

1. Barber violated N.J.S.A. 45:15-1 because she engaged in the unlicensed real estate activity when she failed to renew her brokers license and then was involved in executing six lease agreements.

ORDERED AND AGREED that Barber shall pay a fine in the amount of two thousand five hundred dollars (\$2,500). The fine shall be paid in one full payment within sixty (60) days of the receipt of the full execution of this Consent Order. The fine shall be payable by certified check, cashier's check or money order made payable to the "State of New Jersey" and sent to the Division of Anti-Fraud Compliance/Collection Section, Department of Banking and Insurance, P.O. Box 325, Trenton, New Jersey, 08625. All unpaid fines will be referred for collection and may result in a lien/judgment being placed on property, interception of state income tax refunds through the Set Off of Individual Liability ("SOIL") program in the Division of Taxation and/or levy on bank accounts; and it is further.

ORDERED AND AGREED that this Consent Order encompasses only the information in Commission investigation file #10021357. The Commission reserves the right to take further administrative action if it obtains any other information that Barber may have violated the Real Estate Brokers and Salespersons Act, N.J.S.A. 45:15-1 to -29.5 or corresponding regulations, N.J.A.C. 11:5-1.1 to -12.18; and it is further

ORDERED AND AGREED that the provisions of this Consent Order represent a final agency decision and constitute a final resolution of the violations contained herein; and it is further


ORDERED AND AGREED that by signing below, Barber confirms that:

- a. She is not under any disability, mental or physical, nor under the influence of any medication, intoxicant or other substance that would impair her ability to knowingly and voluntarily execute this Consent Order; and
- b. She has received the advice of legal counsel on this matter and on the terms of the Consent Order, that she is entering into this agreement knowingly and voluntarily, that she has not been subject to any coercion or threats regarding the execution of this Consent Order and that other than the other terms set forth above, no promises, representations or inducements have been made to her to secure her acceptance of the provisions of this Consent Order.


Dated: 3/15, 2024

  
Eugenia Bonilla, President  
New Jersey Department of Banking and Insurance  
New Jersey Real Estate Commission

Dated: JAN 30, 2024

  
Jackie Barber  
Respondent

Subscribed and sworn to before me on this 30<sup>th</sup> day of January, 2024

  
Notary Public

