

NEW JERSEY REAL ESTATE COMMISSION

NEW JERSEY REAL ESTATE COMMISSION)	DOCKET NUMBER REC-E23- 010
)	(REC File No. 10015496)
Complainant,)	
)	
v.)	
)	
SHASHI GUPTA, New Jersey)	ORDER TO SHOW CAUSE
real estate salesperson (Ref. No. 8540637))	
)	
Respondent.)	

THIS MATTER being commenced by the New Jersey Real Estate Commission (the “Commission”) in the Department of Banking and Insurance, State of New Jersey, on its own motion, pursuant to the provisions of N.J.A.C. 11:5-1.1 to 12.18, N.J.S.A. 45:15-17, and 45:15-18, and it appearing that:

1. Respondent Shashi Gupta (“Gupta”) is an actively licensed New Jersey real estate salesperson, who was first licensed on July 1, 1987. Gupta’s license is currently affiliated with NRK of New Jersey, Inc., d/b/a Prominent Properties Sotheby’s International Realty, licensed New Jersey real estate broker, whose main office is located at 457 Sylvan Avenue, 2nd Floor, Englewood Cliffs, New Jersey 07632; and

2. From April 21, 2009 to April 25, 2022 and at all relevant times herein, Gupta’s license was affiliated with Weichert Co., licensed New Jersey real estate broker, whose main office is located at 1625 Route 10 East, Morris Plains, New Jersey 07950. Upon information and belief, while licensed with Weichert, Gupta operated primarily out of the Weichert Mountain Lakes branch office, which is located at Route 46 at Cherry Hill Road, Mountain Lakes, New Jersey 07046; and

3. At all relevant times herein, the property located at 117 North Road, Nutley, New Jersey 07110 (the "Property") was listed for sale by NJ Metro Group LLC, d/b/a Keller Williams Realty NJ Metro Group, a licensed New Jersey real estate broker; and

4. On April 21, 2022, Gupta showed the Property to clients who were potential purchasers; and

5. Gupta entered the Property on April 21, 2022 at approximately 12:18 p.m. and exited the premises with her clients at approximately 1:09 p.m. The showing took approximately 51 minutes in its entirety; and

6. During the showing, Gupta left her clients unaccompanied on the first floor of the Property while she went to a bedroom on the second floor. While alone in the bedroom, Gupta opened several dresser drawers and searched through the contents therein. Gupta further removed a jewelry box from a dresser drawer and examined the personal items contained inside; and

7. Upon information and belief, Gupta replaced the above described personal items in the dresser drawers and did not remove any items from the premises; and

8. On or about April 23, 2022 the seller of the Property filed a report with the Nutley Police Department, but declined to pursue criminal charges against Gupta; and

9. On or about April 25, 2022, an officer from the Nutley Police Department contacted Gupta and advised her that she was barred from the Property and could be arrested for trespassing if she returned; and

10. Gupta was not charged with any crime in connection with this incident; and

11. Gupta's conduct, as described herein, constitutes a violation of the public trust afforded to every real estate licensee; and

12. The conduct described in above demonstrates that Gupta does not possess the honesty, trustworthiness, character and integrity required for licensure by N.J.S.A. 45:15-9(a); and

13. Gupta's conduct, as described above, demonstrates dishonesty, bad faith and unworthiness for licensure in violation of N.J.S.A. 45:15-17(e).

And for good cause shown,

IT IS on this 31st day of May, 2024

ORDERED that Respondent Shashi Gupta shall show cause why her real estate license should not be suspended or revoked and/or why fines or other sanctions should not be imposed pursuant to N.J.S.A. 45:15-17, and N.J.A.C. 11:5-1.1. Respondent shall file a written Answer to the charges in this Order to Show Cause as required by N.J.A.C. 11:5-11.2 within twenty (20) days of the service of this Order. As required by N.J.A.C. 11:5-11.2, Respondent's written Answer must include specific admissions or denials of all allegations in this Order to Show Cause, state the factual basis of each and every factual allegation denied, and assert any defenses that Respondent intends to present in the event that this matter is deemed a contested case and a plenary hearing is held; and

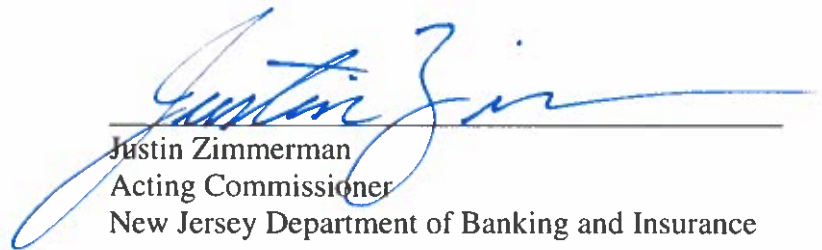
IT IS FURTHER ORDERED that failure to comply with all of the requirements of N.J.A.C. 11:5-11.2 may result in a determination that there are no material facts or issues of law in dispute and any presentation made to the Commission will be limited to the issue of the severity of any sanction or penalty to be imposed; and

IT IS FURTHER ORDERED that the Commission will review this Order to Show Cause and Answer(s) filed, if any, at a meeting scheduled on or after the 23rd day of July, 2024 at 9:30 a.m. to determine whether there is a material fact or issue of law contested. No appearance is required at that time; and

IT IS FURTHER ORDERED that if the Commission determines that there is a material fact or issue of law contested, a hearing will be scheduled for a future date; and

IT IS FURTHER ORDERED that if the Commission determines that there is no material fact or issue of law contested, a hearing shall be scheduled at which the Respondent will be limited to presenting witnesses and documentary evidence regarding the issue of the severity of any sanction or penalty to be imposed; and

IT IS FURTHER ORDERED that a copy of this Order be served upon the Respondent as provided in N.J.S.A. 45:15-18, which service may be accomplished by serving a copy of this Order on the Respondent personally, or by delivering a copy thereof to her last known business address via certified mail.



Justin Zimmerman
Acting Commissioner
New Jersey Department of Banking and Insurance

JR Gupta OTSC/Enforcement