

**REAL ESTATE COMMISSION MEETING**  
Professional and Vocational Licensing Division  
Department of Commerce and Consumer Affairs  
State of Hawaii  
[www.hawaii.gov/hirec](http://www.hawaii.gov/hirec)

**AGENDA (AMENDED)**

Date: Friday, March 28, 2025  
Time: 9:00 a.m.  
Place: Queen Liliuokalani Conference Room  
King Kalakaua Building  
335 Merchant Street, First Floor  
Honolulu, Hawaii

Agenda: Posted on the State electronic calendar as required by HRS section 92-7(b).

If you wish to submit written testimony on any agenda item, please email your testimony to [hirec@dcca.hawaii.gov](mailto:hirec@dcca.hawaii.gov) or by hard copy mail to: Attn: Real Estate Commission, 335 Merchant Street, Room 333, Honolulu, HI 96813. We request submission of testimony at least 24 hours prior to the meeting to ensure that it can be distributed to the Board members.

The Commission may move into Executive Session to consider and evaluate personal information relating to individuals applying for licensure in accordance with Section 92-5(a)(1), HRS, and/or to consult with the Commission's attorney on questions and issues pertaining to the Commission's powers, duties, privileges, immunities, and liabilities in accordance with Section 92-5(a)(4), HRS.

1. Call to Order, Public Notice, Quorum
2. Chair's Report
3. Executive Officer's Report
  - a. Announcements  
The Commission shall afford all interested persons an opportunity to submit data, views, or arguments, in writing, on any agenda item and shall provide all interested parties an opportunity to present oral testimony on any agenda item subject to the conditions set forth in Section 16-99-83, HAR. The Commission may remove any person or persons, who willfully disrupt a meeting to prevent and compromise the conduct of the meeting in accordance with Section 92-3, HRS.
  - b. Introductions, Correspondence and Additional Distributions
  - c. Minutes of Previous Meeting – February 28, 2025

If you need an auxiliary aid/service or other accommodation due to a disability, contact Miles Ino, Executive Officer, at (808) 586-2643 or at [hirec@dcca.hawaii.gov](mailto:hirec@dcca.hawaii.gov), as soon as possible, preferably within two (2) business days of the meeting. If a response is received after that date, we will try to obtain the auxiliary aid/service or accommodation, but we cannot guarantee that the request will be fulfilled. Upon request, this notice is available in alternate formats such as large print, Braille, or electronic copy.

4. Committees and Program of Work

- a. Laws & Rules Review Committee
  - 1) Legislative and Government Participation Report
    - a) SCR 87, SR 70 / HCR 102, HR 98 – Strongly Urging the Real Estate Commission to Allow for the Administration of the Real Estate Salesperson’s Examination in the Japanese Language for Purposes of Issuing a Full Real Estate Salesperson’s License, Limited to the Sale Timeshare Products in Hawaii, to Promote the Sale of These Products to Japanese-Speaking Visitors and Enhance Japan’s Involvement in and Support of the Hawaii Tourism Industry.
    - b) SCR 187, SR 168 – Requesting the Auditor to Conduct an Audit of the Real Estate Commission’s Oversight of Real Estate Management Entities Under Chapter 514B, Hawaii Revised Statutes, and Make Recommendations to Improve the Effectiveness of the Commission’s Oversight of Real Estate Management Entities and Related Issues.
    - c) HCR 24, HR 23 – Requesting the Auditor to Conduct a Follow-Up Sunrise Review to Sunrise Analysis: Condominium Association Manager’s, Report No. 05-10, Which Analyzed The Regulation of Condominium Association Managers.
- b. Condominium Review Committee
  - 1) Consumer Education
    - a) 2025 Hawaii Buildings, Facilities, & Property Management Expo Report – March 5–6, 2025
    - b) DCCA 2025 Consumer Protection Week Fair Report – March 6, 2025
  - 2) Owner-Occupant – Shirley Lee request for exemption of owner-occupant requirement pursuant to HRS 514B-98.5(b)(4)
  - 3) Condominium Education Outreach – Condorama XIV, April 19, 2025
- c. Education Review Committee
  - 1) Continuing Education Administration, Curriculum, Courses, Provider, and Instructors
    - a) Administrative Issues – Continuing Education Providers and Courses Ratification List
  - 2) Prelicensing Education Administration, Curriculum, Schools, and Instructors
    - a) Administrative Issues – Prelicensing Education Schools and Instructors Ratification List
    - b) Application – Prelicense Education School – The Real Estate Café; Principal – Savannah Lighty; Salesperson and Broker Curriculum – Live-Webinar and Online-Independent (Self-paced)

If you need an auxiliary aid/service or other accommodation due to a disability, contact Miles Ino, Executive Officer, at (808) 586-2643 or at [hirec@dcca.hawaii.gov](mailto:hirec@dcca.hawaii.gov), as soon as possible, preferably within two (2) business days of the meeting. If a response is received after that date, we will try to obtain the auxiliary aid/service or accommodation, but we cannot guarantee that the request will be fulfilled. Upon request, this notice is available in alternate formats such as large print, Braille, or electronic copy.

- 3) Administration of Examinations
  - a) Licensing Examination Statistics 2/1/25 – 2/28/25
  - b) School Pass/Fail Rates 2/1/25 – 2/28/25
  - c) School Summary by Test Category 2/1/25 – 2/28/25
- 4) Program of Work, FY24-FY25
  - a) Technology and Website – Change Form – Real Estate – Express Change Broker
- 5) Program of Work, FY26 – Annual Report, Quarterly Bulletin, and School Files
  - a) Option to Extend – Real Estate Bulletin printing and mailing contract
5. Licensing and Registration – Ratification (see attached)
6. Licensing – Applications
  - a. Tangee Renee Lazarus
  - b. Fredrick Richard Lukanchoff, Jr.
  - c. Esta Mae Banks
7. Chapter 91, Hawaii Revised Statutes, Adjudicatory Matters
  - a. In the Matter of the Real Estate Salesperson’s License of Kyle S. Doran: REC 2025-27-L; Settlement Agreement Prior to Filing of Petition for Disciplinary Action and Commission’s Final Order
  - b. In the Matter of the Real Estate Broker’s License of Certified Management, Inc., dba Associa Hawaii: REC-2023-107-L; Commission’s Final Order
8. Real Estate Recovery Fund
  - a. Mihoko Kanematsu v. Annie K. Moenahele; Realty Advantage Hawaii LLC; Settlement of Recovery Fund Claim
9. Next Meeting: Friday, April 25, 2025, 9:00 a.m.  
Queen Liliuokalani Conference Room  
King Kalakaua Building  
335 Merchant Street, First Floor  
Honolulu, Hawaii
10. Adjournment

If you need an auxiliary aid/service or other accommodation due to a disability, contact Miles Ino, Executive Officer, at (808) 586-2643 or at [hirec@dcca.hawaii.gov](mailto:hirec@dcca.hawaii.gov), as soon as possible, preferably within two (2) business days of the meeting. If a response is received after that date, we will try to obtain the auxiliary aid/service or accommodation, but we cannot guarantee that the request will be fulfilled. Upon request, this notice is available in alternate formats such as large print, Braille, or electronic copy.

**CONTINUING EDUCATION PROVIDERS AND COURSES  
RATIFICATION LIST**

**EDUCATION REVIEW COMMITTEE**

**MARCH 28, 2025**

---

<u>Registration/Certification</u>	<u>Effective Date</u>
<b>Provider</b> Kauai Board of REALTORS	02/19/2025
<b>Courses</b> “A Real Estate Agent’s Guide to Title Insurance” (3 credits) (Robin Sagadraca)	02/05/2025
“Tools to Manage Your Real Estate Transaction: Zipform Plus(TM), Ziptms(TM) and DocuSign(TM)” (3 credits) (Robin Sagadraca)	02/05/2025
“Recruiting for Success: Creating a Vibrant Real Estate Organization” (6 credits) (Hawaii Association of REALTORS/National)	02/14/2025
“Knowledge on the New VA Home Loan Benefits for the Real Estate Licensees” (3 credits) (Tony Dias)	02/24/2025

**PRELICENSING EDUCATION SCHOOLS AND INSTRUCTORS  
RATIFICATION LIST**

**EDUCATION REVIEW COMMITTEE**

**MARCH 28, 2025**

---

<u>Registration/Certification</u>	<u>Effective Date</u>
<b>Instructor</b>  Lisa Nakamura (Salesperson and Broker Curriculum)	02/13/2025

If you need an auxiliary aid/service or other accommodation due to a disability, contact Miles Ino, Executive Officer, at (808) 586-2643 or at [hirec@dcca.hawaii.gov](mailto:hirec@dcca.hawaii.gov), as soon as possible, preferably within two (2) business days of the meeting. If a response is received after that date, we will try to obtain the auxiliary aid/service or accommodation, but we cannot guarantee that the request will be fulfilled. Upon request, this notice is available in alternate formats such as large print, Braille, or electronic copy.

APPROVED APPLICATIONS FOR REAL ESTATE  
REAL ESTATE COMMISSION MEETING ON MARCH 28, 2025

<u>Brokers – Individual</u>	<u>Effective Date</u>
Kevin Anthony Barbarita aka Kevin Barbarita	02/09/2025
Jennifer Park Peele aka Jennifer Peele	02/19/2025
Stacy Elise Levin aka Stacy Levin	02/19/2025
Devi Pua Inia Khanna aka Devi Khanna	02/24/2025
Takako Friend	02/25/2025
Terra Malia Foti	02/25/2025
Kathryn Gail Kang Dejesus aka Kathryn Kang	02/26/2025
Heather Marie Chase Heather Chase	03/03/2025
Kumiko Nakano Noguchi aka Kumiko Noguchi	03/04/2025
Robert B Wellman aka Robert Wellman	03/06/2025
<u>Salesperson – Individual</u>	<u>Effective Date</u>
Alyssa Morgan Volpe	02/05/2025
Alexander Kai Helsey	02/10/2025
Dolly Sengchanthavong	02/10/2025
Amanda Leigh Sorenson aka Amanda Sorensen	02/11/2025
Serjay Petrovich Lelyukh aka Jay Lelyukh	02/12/2025
Vance Seizen Awa aka Vance Awa	02/12/2025
Lillian Wynter Ramirez aka Wynter Ramirez	02/13/2025
Diane Louise Machado-Wyant	02/14/2025
Enola Vasilchuk	02/14/2025
Gisele Marie Eva McDaniel aka Gisele McDaniel	02/18/2025
Anthony Michael Simone aka Anthony Simone	02/18/2025
Matthew Paul Merner aka Matthew Merner	02/18/2025
Kamaehukaikahakilinoholani Nihipali Apuakehau aka Kama Nihipali Apuakehau	02/18/2025
Nan He	02/18/2025

If you need an auxiliary aid/service or other accommodation due to a disability, contact Miles Ino, Executive Officer, at (808) 586-2643 or at [hirec@dcca.hawaii.gov](mailto:hirec@dcca.hawaii.gov), as soon as possible, preferably within two (2) business days of the meeting. If a response is received after that date, we will try to obtain the auxiliary aid/service or accommodation, but we cannot guarantee that the request will be fulfilled. Upon request, this notice is available in alternate formats such as large print, Braille, or electronic copy.

Real Estate Commission Meeting Amended Agenda

March 28, 2025

Page 6

Molly Jamison Philpott aka Molly Philpott	02/18/2025
Martin Henry Cohen	02/18/2025
Austin Yoshio Nakamura aka Austin Nakamura	02/19/2025
Diego Zanoni Fernandes	02/19/2025
Masamoto Michael Nagahama	02/19/2025
Kolby Bluth Allen	02/20/2025
Ryland Cole Hart aka Ryland Hart	02/20/2025
Mario Nanguse Lopez	02/20/2025
Ginette Mei Ling Alipio	02/20/2025
Shannon McCarthy	02/21/2025
Christian James Geresy aka Christian Geresy	02/21/2025
Vanessa Magaly Horie	02/21/2025
Brandon Kekoa San Nicolas	02/21/2025
Annie Lamalani Akana aka Annie L Akana	02/21/2025
Barbara Jo Goldman Garcia aka Barbara J Goldman Garcia	02/24/2025
Bellita Gatenio Bitton	02/24/2025
Hidehiko Yamada	02/24/2025
Johnny Pat Marasigan Abarra aka Johnny Pat Abarra	02/25/2025
Liani Dubonet Solano aka Liani Solano	02/25/2025
Ciro Eduard Ochoa	02/25/2025
Tyler Allen Biggs aka Tyler Biggs	02/26/2025
Jayson K Rego Jr aka Jayson K Rego	02/26/2025
Madolyn Alexandra Davis aka Madolyn Davis	02/27/2025
Hana Mckenzie Wigzell aka Hana Wigzell	02/28/2025
Luciano Gomez Orozco	02/28/2025
Bryston Craig Likeke Louis aka Bryston C Louis	02/28/2025
Esthela Raquel Mary Trevino aka Esthela Trevino	03/03/2025
Aaliyah K. Kahalooa-Young aka Aaliyah Kahalooa-Young	03/03/2025
Felisa Suelyn Kamuela Ednie aka Felisa Ednie	03/03/2025
Curtis Jerome Bedwell	03/03/2025

If you need an auxiliary aid/service or other accommodation due to a disability, contact Miles Ino, Executive Officer, at (808) 586-2643 or at [hirec@dcca.hawaii.gov](mailto:hirec@dcca.hawaii.gov), as soon as possible, preferably within two (2) business days of the meeting. If a response is received after that date, we will try to obtain the auxiliary aid/service or accommodation, but we cannot guarantee that the request will be fulfilled. Upon request, this notice is available in alternate formats such as large print, Braille, or electronic copy.

Suzette Lyn Ching	03/03/2025
Kiersten Nicole Perez Kiersten Perez aka Kiersten Perez	03/03/2025
Juan He aka Joanne He	03/03/2025
Tara Marlayna Viator aka Tara Viator	03/03/2025
Richard L Huntsinger	03/03/2025
Benjamin Kaikea Ferris aka Benjamin K Ferris	03/04/2025
William Patrick Schneider aka Will Schneider	03/05/2025
Michelle Rene Donnell aka Michelle Donnell	03/05/2025
Aubrey Taylor Butler aka Aubrey Butler	03/05/2025
Anthony D Radford	03/06/2025
Kelli Sue Harding aka Kelli Harding	03/07/2025
Jeffrey Aaron Kroop aka Jeffrey Kroop	03/07/2025
Bin Cao	03/10/2025
Andrew InHo Chang aka Andrew Chang	03/10/2025
Ismael Manny Fernando II	03/10/2025
Jeho Jung	03/10/2025
Erminia Tuesday Piliialoha Frias aka Tuesday Frias	03/10/2025
Austin Scott MacArthur aka Austin MacArthur	03/11/2025
Sean David Paisley	03/12/2025
Cindy H Chang aka Cindy Chang	03/13/2025
Nong Xiao Ou aka Jenny Ou	03/13/2025

<u>Brokers – Corporations and Partnerships</u>	<u>Effective Date</u>
Aloha Hello Vacation Rentals Corp. Alexey Blokhin, PB	01/29/2025
Lotus Property Management, Inc. Jeffrey A Davis, PB	02/24/2025

<u>Brokers – Limited Liability Company (LLC)</u>	<u>Effective Date</u>
Koi Partners LLC dba Koi Hawaii Realty William Tanaka, PB	02/20/2025

If you need an auxiliary aid/service or other accommodation due to a disability, contact Miles Ino, Executive Officer, at (808) 586-2643 or at [hirec@dcca.hawaii.gov](mailto:hirec@dcca.hawaii.gov), as soon as possible, preferably within two (2) business days of the meeting. If a response is received after that date, we will try to obtain the auxiliary aid/service or accommodation, but we cannot guarantee that the request will be fulfilled. Upon request, this notice is available in alternate formats such as large print, Braille, or electronic copy.

Nani Realty LLC 03/07/2025  
 Tony Arruda, PB

Corp/Partnership/LLC/LLP Legal Name Change Effective Date  
 Turtle Bay Condos LLC 01/22/2025  
 nka Turtle Bay Condos & Realty LLC  
 fka Turtle Bay Condos LLC

Legal Name Change (Individual) Effective Date  
 Anna K Snellgrove 12/17/2024  
 nka Anna Koga Galatolo  
 fka Anna K Snellgrove

Esther Ruth Wyler 01/03/2025  
 nka Esther Ruth Hammes  
 fka Esther Ruth Wyler

Makenzie P Nitta 01/08/2025  
 nka Makenzie Pualani Ebaniz  
 fka Makenzie P Nitta

Mahealani Etsuko Kahale 01/15/2025  
 nka Mahealani Etsuko Kahale Smith  
 fka Mahealani Etsuko Kahale

Amy A Bircher 01/23/2025  
 nka Amy Alohilani Carlson  
 fka Amy A Bircher

Irma A Romero 01/23/2025  
 nka Irma Romero Watts  
 fka Irma A Romero

Mailelani C Lazo 03/07/2025  
 nka Mailelani Fontanilla  
 fka Mailelani C Lazo

Amanda Han 03/11/2025  
 nka Amanda Naomi Sato  
 fka Amanda Han

License Name Change (Individual) Effective Date  
 Yunie Ryan 12/10/2024  
 aka Yuna Ryan

Amy Bircher 01/23/2025  
 nka Amy Carlson  
 fka Amy Bircher

Maly A Romero 01/23/2025  
 nka Maly Romero Watts  
 fka Maly A Romero

Mark D Castillo 02/24/2025  
 aka Mark Castillo

If you need an auxiliary aid/service or other accommodation due to a disability, contact Miles Ino, Executive Officer, at (808) 586-2643 or at [hirec@dcca.hawaii.gov](mailto:hirec@dcca.hawaii.gov), as soon as possible, preferably within two (2) business days of the meeting. If a response is received after that date, we will try to obtain the auxiliary aid/service or accommodation, but we cannot guarantee that the request will be fulfilled. Upon request, this notice is available in alternate formats such as large print, Braille, or electronic copy.



Real Estate Commission Meeting Amended Agenda

March 28, 2025

Page 9

Mailelani C Lazo nka Mailelani Fontanilla fka Mailelani C Lazo	03/07/2025
Amanda Naomi Han nka Amanda Naomi Sato fka Amanda Naomi Han	03/11/2025

Educational Equivalency Certificate

Expiration Date

Nancy J Dunagan	02/12/2027
Karen Ventura Thai	02/13/2027
Miguel Angel Gonzalez	02/19/2027
Kristyn Rae-Nani Ancheta	02/20/2027
Stefanie Marie Olson	02/20/2027
Montana Miranda Moonstone Martinez	02/21/2027
Tyler Richard Forsythe	02/21/2027
Lori Lynn Lochtefeld	02/24/2027
Rebecca Justine Iolani Soon	02/24/2027
John Joseph Maloney	02/24/2027
Michelle Donnell	02/26/2027
Christa Noel Kearns	03/03/2027
Julie Ann Rodriguez	03/03/2027
Kelly Francis Carone	03/03/2027
Lee K Carvalho	03/06/2027
Brittany Wong	03/06/2027
Amber Louise Soria	03/07/2027
Siu Chun Au	03/11/2027
Koni Rene Joseph	03/12/2027
Tammy Lee Ma	03/13/2027
Anna Nevtonova	03/13/2027
Igor Alencev	03/14/2027
Ashley Marie Kehaulani Miyasaki	03/14/2027

Equivalency to Uniform Section of Examination Certificate

Expiration Date

Nancy J Dunagan	02/12/2027
Karen Ventura Thai	02/13/2027
Miguel Angel Gonzalez	02/19/2027
Stefanie Marie Olson	02/20/2027
Montana Miranda Moonstone Martinez	02/21/2027
Lori Lynn Lochtefeld	02/24/2027
John Joseph Maloney	02/24/2027
Michelle Donnell	02/26/2027
Christa Noel Kearns	03/03/2027
Julie Ann Rodriguez	03/03/2027
Kelly Francis Carone	03/03/2027
Amber Louise Soria	03/07/2027
Ashley Nicole Sutton	03/10/2027

If you need an auxiliary aid/service or other accommodation due to a disability, contact Miles Ino, Executive Officer, at (808) 586-2643 or at [hirec@dcca.hawaii.gov](mailto:hirec@dcca.hawaii.gov), as soon as possible, preferably within two (2) business days of the meeting. If a response is received after that date, we will try to obtain the auxiliary aid/service or accommodation, but we cannot guarantee that the request will be fulfilled. Upon request, this notice is available in alternate formats such as large print, Braille, or electronic copy.

Koni Rene Joseph	03/12/2027
Anna Nevtonova	03/13/2027

<u>Real Estate Broker Experience Certificate</u>	<u>Expiration Date</u>
Travis Ikaika Kazuma Ito-Macion	02/13/2027
Jooyun Claire Chung	02/13/2027
Sam Kalahikiola Willocks	02/18/2027
Miguel Angel Gonzalez	02/19/2027
Moses Young Kahalekulu	02/20/2027
James Lieu	03/04/2027
Lori Lynn Lochtefeld	02/24/2027
Christine Gerson	02/25/2027
Julie Ann Rodriguez	03/03/2027
Amber Nicole Rich	03/03/2027
Yukl Yonekura	03/03/2027
Kekaiokona Kanahale	03/03/2027
Matthew James Yamamoto	03/11/2027
Rose Maria Gomes	03/13/2027
Kim Yoon McLaughlin	03/14/2027

If you need an auxiliary aid/service or other accommodation due to a disability, contact Miles Ino, Executive Officer, at (808) 586-2643 or at [hirec@dcca.hawaii.gov](mailto:hirec@dcca.hawaii.gov), as soon as possible, preferably within two (2) business days of the meeting. If a response is received after that date, we will try to obtain the auxiliary aid/service or accommodation, but we cannot guarantee that the request will be fulfilled. Upon request, this notice is available in alternate formats such as large print, Braille, or electronic copy.