



October 19, 2011

To: Tracy Buckler

RE: WITHDRAWAL APPLICATION – s.54 *REAL ESTATE ACT*

Please be advised that on October 19, 2011 your application to withdraw from industry membership pursuant to s.54 of the *Real Estate Act* was approved by the Real Estate Council of Alberta.

At the time of your application, you were the subject of conduct proceedings to determine whether or not you:

- altered documents to facilitate the granting of a mortgage through deceit;
- submitted documents to facilitate the granting of a mortgage through deceit;
- failed to advise the broker of the activities you were performing on behalf of the brokerage;
- failed to provide in a timely manner all original documentation and copies of the original documents to parties;
- intentionally deleted or destroyed brokerage mortgage deal records; and
- failed to notify the broker of concerns from lending institutions.

At the time of the withdrawal application approval, there had been no disciplinary hearing, admissions of conduct or findings of fact.

By virtue of operation of Part Three of the *Real Estate Act*, conduct proceedings are discontinued. As you are aware, this approval of your application results in your lifetime ban from industry membership.

If you have questions regarding this matter, please contact Jean Flanagan, Director of Legal Services.

Yours truly,

Wayne McAlister
Chair, Special Meeting of the Real Estate Council of Alberta