Maryland Real Estate Commission

Business Meeting

Meeting Minutes

DATE: January 18, 2023

TIME: 10:30 A.M.

LOCATION: 1100 N. Eutaw St.

5th Floor Conference Room

 Baltimore, MD 21201

 *(Teleconference via Google Meet)*

MEMBERS PRESENT:

Anne Cooke, *Commissioner*

Demetria Scott, *Commissioner*

Donna Horgan, *Commissioner*

Michael Lord, *Commissioner*

Jacinta Bottoms-Spencer, *Commissioner*

Sandy Olson, *Commissioner*

MEMBERS ABSENT: Kambon Williams, *Commissioner*

Nea Maloo, *Commissioner*

STAFF PRESENT: Gregory Morgan, *DoL Commissioner*

Jessica Praley, *AAG*

Michael Kasnic, *Executive Director*

Charlene Faison*, Education Directo*

Jillian Lord*, Asst. Executive Director*

Lindsey Anderson, Investigator

 PUBLIC PRESENT: Christina McGee, Maryland Realtors

Brenda Kasuva, MREEA

David Politzer, Broker

Kathie Connelly, Broker

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# Roll Call/Quorum Announced and Meeting Called to Order

Anne Cooke, Chair, called the meeting to order at 10:35 A.M.

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# Approval of Report of Complaints/Administrative Dismissals

**Motion** (made by Donna Horgan, seconded by Sandra Olson) **To approve the Administrative Dismissals for the month of January. Motion carried.**

# Approval of Minutes

**Motion** (made by Donna Horgan, seconded by Demetria Scott) **To approve the minutes, of the December 21, 2022 business meeting. Motion carried.**

# Comments from Gregory Morgan, Dept. of Labor Commissioner

* This is the last commission meeting under the Hogan administration.
* Portia Wu is the new Labor secretary. Her first day is today.
* Looking forward to working with the Moore administration.
* Thankful to Secretary Robinson and the Hogan Administrator.

# Committee Reports

## Education – Demetria Scott, Chair

* For the month of December 2022, PSI administered 838 salesperson and 98 broker exams, compared to 1253 salesperson and 131 broker exams in December 2021.
* Committee will meet on Tuesday to discuss whether additional hours of CE should be added; also what was learned at ARELLO about fingerprinting. Meeting is at 2 P.M.

## Legislative – Donna Horgan, Chair

* Committee will meet Tuesday at 2:30 P.M. to discuss disclosure/disclaimer form, particularly question #9.
* Radon – Montgomery County is the only one in the state that requires testing to sell a home. Issues regarding radon are on the rise. Committee had a great speaker the last couple of months on the subject. The committee will discuss whether they want to require this is listing agreements.
* Background checks – Is legislation needed and does the Commission proceed.
* Commissioner Bottoms-Spencer mentioned January is Radon Awareness Month.

# Comments from Executive Director

* Continues to acknowledge the importance of radon.
* Mission statement stressed again.
* Mr. Kasnic reiterated, for consumers, the importance of understanding and reading all documents before signing.
* It is reiterated to licensees to confirm all continuing education hours have been completed prior to renewal of a license.
* Current license count totals 49,553 of which 4,198 are brokers, 3,090 are associate brokers and 41,312 are salespersons, 160 are reciprocal brokers, 72 are reciprocal associate brokers, and 721 are reciprocal salesperson. There are 744 branch offices.
* Guaranty fund balance is $1,266,025.31.
* Complaints are up slightly this month.
* Hoped everyone had a happy holiday; looking forward to new year and new administration as well as having more of a voice with legislation.
* Occupational & Professional Licensing commission chairs had a call and discussed thoughts on serving as commissioners.
* Mr. Kasnic spoke to Southern Maryland Association of Realtors.
* Posted meeting dates for 2023.

# Comments from Counsel

* There are a number of bills related to real estate and real property. They include:
	+ HB144
	+ HB80

 Other bills of interest include:

* + HB92, 118 and 93, which address ground rents
	+ HB23
	+ HB11
	+ HB52
	+ HB102
	+ HB151
	+ SB146
	+ HB166
	+ SB163

 Commissioner Bottoms-Spencer asked where the other bills come from if MREC only

 submitted one bill; Counsel and Commissioner Morgan added clarification as to the course of

 bills.

# Comments from Chair

* ARELLO meeting was primarily governance, relating to bylaws and policies.

# Old Business

* Mr. Kasnic provided update on wholesaling task force. They recently had a meeting.

# New Business

* Mrs. Faison reminds all commissioners of the new mileage rate for 2023.

# Public Comment

* Christina McGee, Maryland Realtors (MR) reported that Delegate Rogers will introduce continuing education bill. Ms. McGee will send a copy of the most version to counsel and the Commissioner Cooke.

# Adjournment

There being no further business, the meeting adjourned at 11:12 A.M. The next monthly business meeting is Wednesday, February 15, 2023.

APPROVED AS PRESENTED \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

 Anne Cooke, Chairperson

APPROVED AS AMENDED \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

 Anne Cooke, Chairperson