
Maryland Real Estate Commission
Business Meeting
Meeting Minutes

DATE: November 16, 2022

TIME: 10:30 A.M.

LOCATION: 1100 N. Eutaw St.
5th Floor Conference Room
Baltimore, MD 21201
(Teleconference via Google Meet)

MEMBERS PRESENT: Donna Horgan, *Commissioner*
Anne Cooke, *Commissioner*
Nea Maloo, *Commissioner*
Michael Lord, *Commissioner*
Sandy Olson, *Commissioner*
Jacinta Bottoms-Spencer, *Commissioner*
Demetria Scott, *Commissioner*
Kambon Williams, *Commissioner*

MEMBERS ABSENT:

STAFF PRESENT: Michael Kasnic, *Executive Director*
Jillian Lord, *Asst. Executive Director*
Charlene Faison, *Education Director*
Danielle Anderson, *Web Content and Outreach
Coordinator*
Jessica Praley, *AAG*
Kausar Syed, *Deputy Labor Commissioner*

PUBLIC PRESENT: Brenda Kasuva, *MREEA*
Kathie Connelly, *Broker*
Cheryl Youngbar, *Samson Properties*
Christine Flavin, *Coldwell Banker*
Barbara Kubicz, *Coldwell Banker*
Monica Stewart, *Real broker LLC*

Lisa May, MR

Roll Call/Quorum Announced and Meeting Called to Order

Anne Cooke, Chair, called the meeting to order at 10:33 A.M.

Approval of Report of Complaints/Administrative Dismissals

Motion (made by Michael Lord, seconded by Donna Horgan) **To approve the Administrative Dismissals for the month of November. Motion carried.**

Approval of Minutes

Motion (made by Donna Horgan, seconded by Michael Lord) **To approve the minutes, of the October 19, 2022 business meeting. Motion carried.**

Committee Reports

Education – Demetria Scott, Chair

- For the month of October 2022, PSI administered 918 salesperson and 97 broker exams, compared to 1121 salesperson and 115 broker exams in October 2021.
- Committee will meet this coming Tuesday afternoon.

Legislative – Donna Horgan, Chair

- Had meeting with Bob Pettis to discuss radon issues. Montgomery County is the only county in the country to require radon testing when selling a house. They will have him back this month to finish his class because it was a lot of information.
- Discussed changing wording on disclosure for septic systems.
- Working on the 40-yr listing agreement issue.

Comments from Executive Director

- Offered thanks to commissioners for the work they do.
- The Commission is short one consumer member but actively working to fill the position.
- Current license count totals 49,741 of which 4,188 are brokers, 3,084 are associate brokers and 41,529 are salespersons, 158 are reciprocal brokers, 70 are reciprocal associate brokers, and 712 are reciprocal salesperson. Inactive totals was not reported. There are 754 branch offices.
- Guaranty fund balance as of September 31, 2022 is \$1,254,111.60.
- Complaints are down but the projected total of complaints for the fiscal year looks to be the third highest year on record.
- Interviews for the education assistant position were held and the paperwork has been turned in to the HR Dept.
- New investigator, Lyndsey Anderson has joined MREC.
- There have been some tweaks to the licensing system.
- Kauser Syed questioned the decline in exam stats. Commissioner Scott offered an explanation.

Comments from Counsel

- Counsel is prepping for the upcoming legislative session.
- Three additional topics will be discussed during closed session.

Comments from Chair

- Chair Cooke thanked Mr. Kasnic for his sentiments. Agrees commission members have worked really hard. Acknowledges being a commissioner takes time, commitment and is a lot of work.

Old Business

- None

New Business

- Commissioner Lord, who sits on the application review committee, believes it would be helpful to have more background on crimes committed and believes background checks should be considered for the future.

Public Comment

- None

Motion (made by Jacinta Bottoms-Spencer, seconded by Demetria Scott) **To close meeting and move to closed session to obtain advice from legal counsel.** Members in favor: Demetria Scott, Kambon Williams, Donna Horgan, Sandy Olson, Anne Cooke, Jacinta Bottoms-Spencer, Michael Lord and Nea Maloo; Opposed: NONE; Abstaining: NONE; Absent: **Motion carried.**

Public session ended at 10:59 A.M.

CLOSED SESSION (held virtually via Google Meet) started at 11:02 A.M. and ended at 12:58 P.M. The purpose of the closed meeting was to consult with counsel, pursuant to Md. Code Annotated, General Provisions Article, § 3-305(b)(7), to seek legal advice from counsel on three matters before the Commission.

Public session resumed at 1:00 P.M.

Motion (made by Donna Horgan, seconded by Demetria Scott) **To accept the recommendation from closed session.** Members in favor: Demetria Scott, Sandy Olson, Anne Cooke, Jacinta Bottoms-Spencer, and Michael Lord; Opposed: NONE; Abstaining: NONE; Absent: Kambon Williams, and Nea Maloo (had to leave closed session early). **Motion carried.**

Adjournment

There being no further business, the meeting adjourned at 1:01 P.M. The next monthly business meeting is Wednesday, December 21, 2022.

APPROVED AS PRESENTED _____
Anne Cooke, Chairperson

APPROVED AS AMENDED _____
Anne Cooke, Chairperson