
Maryland Real Estate Commission

Business Meeting

Meeting Minutes

DATE: **August 18, 2024**

TIME: 10:30 A.M.

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

MEMBERS PRESENT:

Donna Horgan, *Commissioner, Chair*
Jacinta Bottoms-Spencer, *Commissioner, Vice Chair*
Demetria Scott, *Commissioner*
Michael Thomas, *Commissioner*
Michael Lord, *Commissioner*
Nea Maloo, *Commissioner*
Sandy Olson, *Commissioner*
Jean-Jacques Ellong, *Commissioner*
Kambon Williams, *Commissioner*

STAFF PRESENT:

Sarah McDermott, *Assistant Commissioner, Labor*
Scott Lederer, *Executive Director*
Robert Pambianco, *Assistant Attorney General*
Danielle Anderson, *Web Content & Outreach Coordinator*
Christopher Morton, *Paralegal*
Verlena Williams, *Education Assistant*

PUBLIC PRESENT:

Christa McGee, *Maryland Realtors*

Lisa May, Maryland Realtors-?
Kim Link, Maryland Realtors-?
Brenda Kasuva, MREEA
Stephanie Gones, *The CE Shop-?*
Kathie Connelly
Jennifer League-?
Robert Pettis
Cheryl Youngbar-?
Monica Stewart
Melissa Cannatta
Dave Stromberg

Roll Call/Quorum Announced and Meeting Called to Order

The Chair called the meeting to order at 10:30 A.M.

Approval of Report of Complaints/Administrative Dismissals

Motion (made by Michael Lord, seconded by Jean-Jacques Ellong) **To approve the Administrative Dismissals for the month of September 2024. Motion carried.**

Approval of Minutes

Motion (made by Michael Lord, seconded by Jacinta Bottoms-Spencer) **To approve the minutes without corrections of the August 21, 2024, business meeting. Motion carried.**

Committee Reports

Education – Jacinta Bottoms-Spencer, Chair

- Commissioner Spencer shared four slides:
 - Train the Trainer updates to BRAD was completed and given to the Executive Director.
 - Train the Trainer will commence on October, 2024 with four classes offered
- Commission Spencer acknowledged Nea Maloo, chair of the Fair Housing Committee, who won an award from ARELLO for her work with students at Howard University. Commissioner Maloo gave remark regarding the fair housing task force, showed a video and described how a firehouse was turned into affordable housing.

Legislative – Demetria Scott, Chair

- Commissioner Scott announced the first meeting will be held on September 24, 2024.

Comments from Executive Director

- An E-blast was distributed to all licensees regarding the new CE regulation in effect October 1, 2024. The new regulation requires licensees to complete their required CE hours 30 days prior to renewal. Also the education providers have up to 14 days to submit the certifications to MREC.
- December 18, 2024 meeting is back on the schedule.
- 2025 Commission Meeting schedule is published.
- NAR compensation rules are now in effect.
- The Zillow Touring Agreement was discussed. It does not meet with Title 17 regulations.

Comments from Chair

- Remind agents not to give out lockbox combinations.
- Discussion ensued regarding licensee conduct when showing homes. Madam Chair and Commissioners Olson and Spencer recounted examples of inappropriate actions by showing agents.
- A new Task Force is being formed to address any modifications needed to the Complaint Form.

Old Business

- Review of the Commercial Agency Task Force report was submitted by Commissioner Scott with a total of 5 recommendations. Discussion ensued and it was decided the Education Committee needed a chance to review and suggest implementation of the Commercial Agency course schedule and the Legislative Committee to consider the total CE hours. A motion was made and seconded to approve the outline as submitted.
- The Task Force was thanked for all their hard work.

New Business

- No new business discussed

Public Comment

- Bob Pettis - Long & Foster Real Estate
 - Bob mentioned the need for the Commercial Agency course to reinforce the need for diversity and inclusion in Commercial transactions.
- Brenda Kasuva, MREEA
 - Ms. Kasuva extended an invitation to attend the next meeting of MREEA being hosted at Maryland Realtors conference room on Wednesday, September 4, 2024 from 12 - 3 pm.

Adjournment

There being no further business, **Motion** (by Jean-Jacques Ellong, seconded by Jacinta Bottoms-Spencer) **To adjourn the meeting at 11:47 P.M. Motion carried.** The next monthly business meeting is Wednesday, September 18, 2024.

APPROVED AS PRESENTED

Donna Horgan

Donna Horgan, Chairperson