

District of Columbia Real Estate Commission
May 12, 2015
Minutes

The District of Columbia Real Estate Commission held its regularly scheduled meeting on Tuesday, May 12, 2015, at 1100 4th Street, S.W., Room 300B, Washington, D.C. 20024. Upon motion duly made by Commissioner Dodson and properly seconded by Commissioner Ricks, the Commission voted unanimously to go into executive session at 10:20 am to discuss the Legal Committee Report, applications for licensure and report of the legal counsel.

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The public session of the meeting was called to order by Chairman Alton E. Duncanson at 10:33 am and attendance was taken.

Attendance

Commission Members Present: Alton E. Duncanson, Kenneth D. Smith, Josephine Ricks, Monique Owens, Ulani Gulstone, Helen Dodson, Christine Warnke

Absent: Frank Pietranton

Staff: Leon W. Lewis, Executive Director, Clifford P. Cooks, Program Manager, Kevin Cyrus, Education Liaison, Andrew Jackson, Program Support Specialist, George Batista, Investigator, Occupational and Professional Licensing Division; Wilfred Usher, Investigator, Regulatory Investigations Section, Business and Professional Licensing Administration

Legal Counsel: Kia Winston, Assistant Attorney General

Public Consumers Present: None

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Agenda Item: Comments from the Public

There were no public consumers present.

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Agenda Item: Minutes

Upon motion duly made by Commissioner Gulstone and properly seconded by Commissioner Owens, the Commission voted unanimously to accept draft minutes dated April 14, 2015.

Agenda Item: Application for Licensure Recommendations

Upon motion duly made by Commissioner Dodson and properly seconded by Commissioner Ricks, the Commission unanimously voted to approve Application List #5, attached hereto and made a part of the May 12, 2015, minutes.

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Agenda Item: Complaints and Legal Committee Recommendations

Marc Fechter vs. Rochowiak and Ken Rub, Stages Premier – Refer for an investigation.

Jose M. Vazquez and Marta Echeverria vs. Alfred Ekuban – Close; civil matter.

Corrine Sampson vs. Ben Puchalski – Close; no violation.

Upon motion duly made by Commissioner Smith and properly seconded by Commissioner Warnke, the Commission unanimously voted to approve the recommendations of the Legal Committee.

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Agenda Item: Education Items

Upon motion duly made by Commissioner Dodson and properly seconded by Commissioner Warnke, the Commission unanimously voted to approve the Education Committee Report with revisions, attached hereto and made a part of the May 12, 2015, minutes.

* * * *

Agenda Item: Budget

Mr. Cooks provided an updated financial report to the Commission, including a budgeted Guaranty Fund amount of \$1.43 million for the fiscal year '15, where \$971,000 has been spent with \$375,000 remaining unspent.

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Agenda Item: Legal Counsel Report

The legal counsel provided counsel to the Commission on all legal matters.

Agenda Item: Review of Calendar

The NAR Mid-Year Meeting is in Washington, DC from May 11-15, 2015 (ARELLO-NAR Meeting TBD)

The Historic Preservation seminars are May 29, 2015.

Commission-sponsored continuing education seminars (TBD).

CLEAR Board Member training is on June 1, 2015, (all day) at the Sumner School. All new members are required to attend; all members are invited.

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Agenda Item: Review of Calendar cont'd

The Real Estate Educators Association Annual Meeting is in Storrs, Connecticut at the University of Connecticut from June 18-22, 2015.

The National Association of Real Estate Brokers, Inc. Annual Conference is in Houston, Texas from August 17-21, 2015

The ARELLO Annual Conference is in Washington, DC from September 9-13, 2015.

Commission meetings (2015)

January 13, 2015	July 14, 2015
February 10, 2015	August - Recess
March 10, 2015	September 8, 2015
April 14, 2015	October 13, 2015
May 12, 2015	November 10, 2015
June 9, 2015	December 8, 2015

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Agenda Item: Old Business

No old business was discussed at this meeting.

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Agenda Item: New Business

- A. Regarding the report of the ARELLO meeting, Commissioners Ricks and Gulstone stated that it was a very excellent meeting. Commissioner Gulstone is a member of the Governance Review Committee and attended, where ARELLO governance documents were discussed. Commissioner Gulstone also stated that she attended the Law and Regulation Committee meeting, where several cases were discussed, including the North Carolina State Board of Dental Examiners v. Federal Trade Commission. She indicated that the Supreme Court recently struck down the Board's practice of telling non-dentists that offering teeth whitening services could cause an illegality because they were not licensed to do this type work. The other topics discussed included: RESPA disclosure, educating consumers on short sales, etc. She further stated that the committee will be asking for court cases from the member jurisdictions for compilation in the summary of cases to be presented in September at the annual meeting. Commissioner Ricks attended the Program and Fair Housing Committee meetings, where she is a member of both. She stated that the Washington, DC video presented was excellent for the attendees in preparation for the annual meeting to be held here in Washington, DC in September.

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Agenda Item: New Business cont'd

- A. She stated that the Fair Housing Committee will meet once per year. The General Assembly met, where Commissioner Gulstone served as DC's delegate.
- B. The NAR-ARELLO Liaison meeting will held at the Marriot Wardman Park Hotel on May 13, 2015, from 12:30 pm – 2:00 pm. Some of the Commissioners and staff will attend.
- C. All of the Commissioners, staff, and legal counsel are authorized to attend the ARELLO Annual Conference in Washington, DC from September 9-13, 2015.
- A. Commissioner Gulstone strongly expressed the necessity of the legal counsel to attend the ARELLO general meetings. She emphasized that the meetings would be extremely valuable to the Commission for the legal counsel to attend. She added that the legal counsel provides counsel on a daily basis to staff and the Commission, and would benefit greatly from the exchange of information presented/provided at the meetings. Further, Commissioner Gulstone stated that she should be authorized to attend.

Upon motion duly made by Commissioner Ricks and properly seconded by Commissioner Gulstone, the Commission unanimously voted to go into Executive Session at 10:38 am.

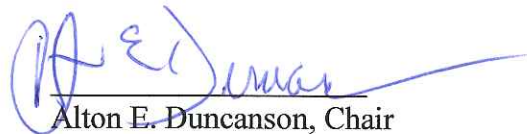
Agenda Item: Next Meeting

Next Scheduled Regular Meeting, June 9, 2015
1100 4th Street, SW, Room 300B, Washington, DC 20024

Agenda Item: Adjournment

Upon motion duly made by Commissioner Ricks and properly seconded by Commissioner Owens, the Commission unanimously voted to adjourn. Meeting adjourned at 11:31 am.

Respectfully submitted,


Alton E. Duncanson, Chair

6-9-15
Date

Recorder: Andrew Jackson, Program Support Specialist
Attachments

Minutes prepared by Leon W. Lewis, Executive Director



DISTRICT OF COLUMBIA
Real Estate Commission

MEMORANDUM

TO : Tony Duncanson, Chairman
: Members of the DC Real Estate Commission

FROM : EDUCATION COMMITTEE
: Tony Duncanson, Chair
: Monique Owens
: Helen Dodson
: Kevin Cyrus, Education Liaison

DATE : May 12, 2015

SUBJECT : Education Committee Meeting Report before the Commission

The following **Endorsement Applications** were **Approved** by the Education Committee since the ^{April 14} ~~March 10~~, 2015 meeting:

Jeffrey	Sarvey	BROKER	NORTH CAROLINA
Dean	Williams	BROKER	OKLAHOMA
John	Dennis	SALESPERSON	MASSACHUSETTS
Jeffrey	Keller	SALESPERSON	MASSACHUSETTS
Caroline	Ramsay	SALESPERSON	MARYLAND
Camille	Shute	SALESPERSON	CALIFORNIA

-Deferred

NO **Endorsement Applications** were **deferred** by the Education Committee since the April 14, 2015 meeting:

CE/PL APPLICATIONS: The following provider course/instructor applications were **approved** by the Education Committee since the April 14, 2015 meeting:

<u>Course</u>	<u>Instructor Name</u>	<u>Course #</u>
The CE Shop		
Principles and Practices of Real Estate for Salespersons	Michael McAllister	PRE-LICENSING <i>-Deferred</i>
Coldwell Banker Residential Brokerage		
Serving Culturally Diverse Markets	Susan "Jill" Malloy Renee Davis	13017
Principles and Practices of Real Estate for Salespersons	Renee Davis	PRE-LICENSING
Instructor Approval	Susan "Jill" Malloy	Negotiating Workshop - #12996
Instructor Approval	Renee Davis	Financing Issues - #12581
Instructor Approval	Susan "Jill" Malloy	Financing Issues / Update - #12581
		Chameleon Communications - #12995
		DC Legislative Update - #12580"
When Price Meets Preparation	Mary Chieppa	13018



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CE/PL APPLICATIONS: The following provider course/instructor applications were approved by the Education Committee since the April 14, 2015 meeting (Continued):

<u>Course</u>	<u>Instructor Name</u>	<u>Course #</u>
Greater Capital Area Association of Realtors – GCAAR		
When Price Meets Preparation	Mary Chieppa	13018
Long and Foster Real Estate Institute		
Recognizing Basement and Foundation Problems	Karen Hereford	#####
Instructor Approval	Helen Dankos	Financing in a New World - #11786 The Closing Process - #12965 Regional Sales Contract Analysis - #11803 Dissection of MD Residential Resale Contract - #12920"
Instructor Approval	Joann KoKindo	Strategies in a Multiple Offer Market - #12873 MD Legal Update - #11790 MD Fair Housing - #11951 MD Code of Ethics / Predatory Lending and Flipping - #11791"
Instructor Approval	Demetria Scott	Short Sales - #11807 MD Legal Update - #11790 Understanding Addenda and When to Use - #12176 MD Code of Ethics / Predatory Lending - #11791 Dissection of MD Residential Resale Contract - #11786 FHA Financing - #12945 VA Financing - #12947 MD Fair Housing - #11951 Negotiating - #11797 Regional Sales Contract - #11803 Risk Reduction - #11804"
Mid-Atlantic CCIM Chapter		
STDB – Site to Do Business 6 Hour Live Training	Benjamin Harris Wilson	#####
McKissock, LP		
Instructor Approval	Robert Fleck	Commercial Real Estate From the Beginning - #12891 The Power of Exchange: Discover the Value of the 1031 Tax Deferred Exchange - #12843



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CE BANKING. To date, 34 schools have applied and are approved to offer 292 approved courses through the new PULSE CE Banking system for the 2013 - 2015 renewal cycle.

cc: C. Cooks, Program Manager
L. Lewis, Program Liaison

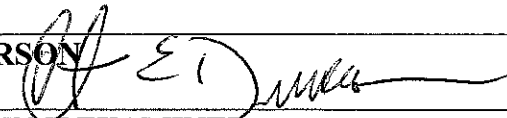
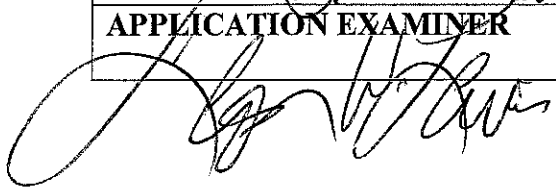
**DC REAL ESTATE COMMISSION
APPLICATION LIST
LIST # 5
May 12, 2015**

Applications for the following individuals listed below have been compiled by Pearson Vue, checked by staff and are recommended for technical review by members of the Real Estate Commission.

NEW

BLASZKIEWICZ, DIANA, Salesperson LRG, LLC	APPROVED ✓	DEFERRED	DENIED
BURKE, GRACE, Salesperson The Meyer Group LTD	APPROVED ✓	DEFERRED	DENIED
CRAEFORD, DEMETRIUS, Salesperson Tristar Realty Inc.	APPROVED ✓	DEFERRED	DENIED
CRAWFORD, ELIZABETH, Salesperson Redwood Adventure LLC	APPROVED ✓	DEFERRED	DENIED
DANTZLER, MARIA, Property Manager	APPROVED ✓	DEFERRED	DENIED
DEAN, DANA, Salesperson Pearson Smith Realty LLC	APPROVED ✓	DEFERRED	DENIED
DORM, SHELDON, Salesperson City Properties LLC	APPROVED ✓	DEFERRED	DENIED
EVANS, TOYA, Salesperson Capital City Enterprises LTD	APPROVED ✓	DEFERRED	DENIED
GREEN, MALEKA, Principal Broker Green Home Realty	APPROVED ✓	DEFERRED	DENIED
GREEN HOME REALTY LLC Company	APPROVED ✓	DEFERRED	DENIED
LANGFORD, TAWANA, Salesperson Stommel Enterprises Inc.	APPROVED ✓	DEFERRED	DENIED
MORDAN, ALESEA, Salesperson NRT Mid-Atlantic LLC	APPROVED ✓	DEFERRED	DENIED
MYERS, ROBERT, Salesperson Venture Group Realty LLC	APPROVED ✓	DEFERRED	DENIED
NEWMAN, KISHA, Salesperson White Plains Landmark LLC	APPROVED ✓	DEFERRED	DENIED

This list contains the names of ___ applicants for real estate licenses. A total of ___ name(s) has/have been deleted and the individual(s) will be reviewed further.

CHAIRPERSON 	DATE 5/12/15
APPLICATION EXAMINER 	DATE 5-12-15

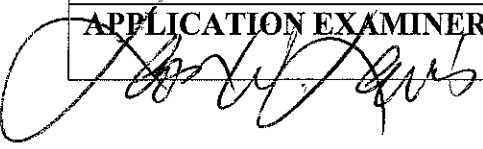
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SHELTON, CHRISTOPHER , Salesperson Upper Marlboro Preferred Properties LLC	APPROVED ✓ DEFERRED DENIED
TAMAKLOE, JOEL , Salesperson Redfin Corporation	APPROVED ✓ DEFERRED DENIED
WALKER, LAWRENCE , Salesperson Long & Foster Real Estate Inc.	APPROVED ✓ DEFERRED DENIED
WASHINGTON, SCHERMEEN , Salesperson Long & Foster Real Estate Inc.	APPROVED ✓ DEFERRED DENIED

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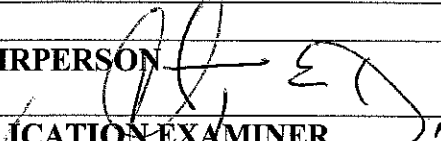
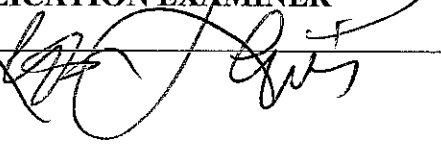
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ANTEZANA, DANILO, Salesperson City Properties LLC	APPROVED ✓ DEFERRED DENIED
ARRINGTON, TYWANDA, Salesperson Senate Real Estate Services LLC	APPROVED ✓ DEFERRED DENIED
BATURENKO, PETER, Salesperson Metro Referral Associates Inc.	APPROVED ✓ DEFERRED DENIED
FLORA, DARRYL, Salesperson Fairfax Realty, Inc.	APPROVED ✓ DEFERRED DENIED
GANZ, JEFFREY, Salesperson TC of Maryland LLC	APPROVED ✓ DEFERRED DENIED
GRACE HOME REALTY INC. Corporation	APPROVED ✓ DEFERRED DENIED
HUSSAIN, MUJAHID, Salesperson NRT Mid-Atlantic LLC	APPROVED ✓ DEFERRED DENIED
KIM, GRACE, Principal Broker Grace Home Realty	APPROVED ✓ DEFERRED DENIED
LANE, MIRINDA, Salesperson White Plains Land LLC	APPROVED ✓ DEFERRED DENIED
SMITH, THEODORE, Salesperson Entrusted Development LLC	APPROVED ✓ DEFERRED DENIED
WARE, JAMES, Salesperson Carrington Real Estate Services	APPROVED ✓ DEFERRED DENIED

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MCGRATH, MARIA, Salesperson	APPROVED <input checked="" type="checkbox"/> DEFERRED <input type="checkbox"/> DENIED <input type="checkbox"/>
POWELL, CHRISTOPHER, Salesperson	APPROVED <input checked="" type="checkbox"/> DEFERRED <input type="checkbox"/> DENIED <input type="checkbox"/>

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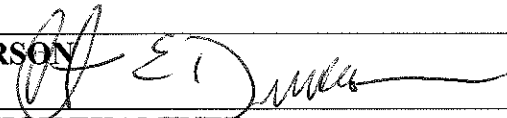
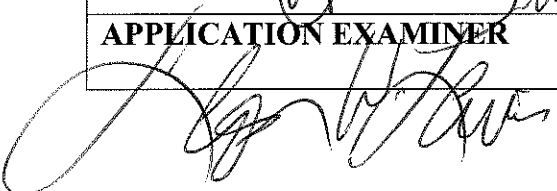
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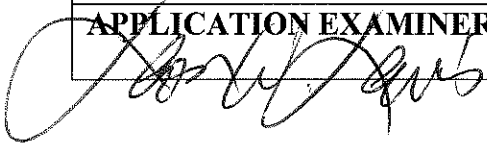
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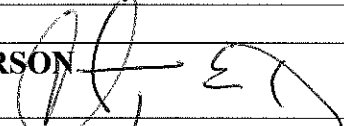
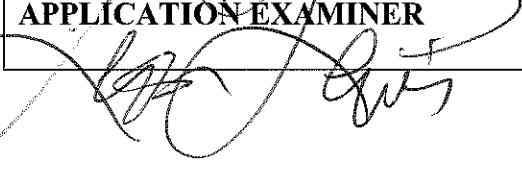
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