



CANNON BUILDING
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DEPARTMENT OF STATE

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DIVISION OF PROFESSIONAL REGULATION

PUBLIC MEETING MINUTES:	DELAWARE REAL ESTATE COMMISSION
MEETING DATE AND TIME:	Thursday, July 12, 2012 at 9:00 a.m.
PLACE:	861 Silver Lake Boulevard, Dover, Delaware Conference Room A , Second Floor of the Cannon Building
MINUTES APPROVED:	August 9, 2012

MEMBERS PRESENT

Christopher J. Whitfield, Professional Member, Chairman
Michael Harrington, Sr., Professional Member, Vice Chairman
James C. Brannon, Jr., Public Member
Gilbert Emory, Public Member
Ricky H. Allamong, Professional Member
Patricia O'Brien, Public Member
Joseph F. McCann, Public Member

DIVISION STAFF/ DEPUTY ATTORNEY GENERAL

Kay Warren, Deputy Director, Division of Professional Regulation
Eileen Heeney, Deputy Attorney General
Sandy Wagner, Administrative Specialist III
Gayle Melvin, Administrative Specialist III

MEMBERS ABSENT

Andrew Staton, Professional Member, Secretary
Vincent M. White, Professional Member

ALSO PRESENT

Doug Doyle
Crystal Hudson, SCAOR
Denise Tatman, DAR
Senator Bruce Ennis

Matthew Keough
Chuck Mulholland
Dianne Mulholland
Frank Szczuka

CALL TO ORDER

Mr. Whitefield called the meeting to order at 9:00 a.m.

REVIEW OF MINUTES

Ms. O'Brien made a motion, seconded by Mr. Emory, to approve the minutes of the meeting held on June 14, 2012. By unanimous vote, the motion carried.

NEW BUSINESS

Education Committee Report
Recommendation to Approve and Deny Course Providers, Instructor Applications and Student Requests as Noted

Mr. Allamong made a motion, seconded by Mr. Brannon, to approve and deny course providers, instructor applications and student requests as noted in the minutes of the July 5, 2012 meeting of the Real Estate Education Committee. By unanimous vote, the motion carried.

Review Resume from Barbara Broadway for Appointment to the Education Committee to fill the New Castle County Public Member Vacancy

Mr. Harrington made a motion, seconded by Mr. Brannon, to approve Barbara Broadway for appointment to the Education Committee for the New Castle County public member vacancy. By unanimous vote, the motion carried.

Discussion: Continuing Education Requirements for Reinstatement

A discussion was held concerning the continuing education requirements that a licensee would need in order to reinstate their license. Mr. Allamong made a motion, seconded by Mr. Brannon, that any licensee who has to reinstate their license, will be allowed to substitute the following modules in lieu of the previously required courses:

Broker's Core Course – Modules 2 and 4
Salesperson's Core Course – Module 2 or 4
Legislative Update – Module 5

By unanimous vote, the motion carried.

Applications for Licensure
Ratification of Salesperson Applications

Mr. Brannon made a motion, seconded by Ms. O'Brien, to ratify the following new salesperson applicants as presented:

Mary Pirecki, Coldwell Banker Resort Realty, Rehoboth Beach, DE

Terrance Murray, Coldwell Banker Residential Brokerage, Bethany Beach, DE
Padraic Buckmaster, Prudential Fox & Roach, Newark, DE
Lindsay Shaffer, Prudential Fox & Roach, Greenville, DE
Sheena Sampson, Patterson-Woods & Associates, Wilmington, DE
Ang Bian, Provost Realty Associates, Wilmington, DE
Joanne Meikle, Keller Williams, West Chester, PA
John J. Migliore, Jr., Keller Williams, Rehoboth Beach, DE
Charles Seaman, Ocean Atlantic Sotheby's, Rehoboth Beach, DE
Christine Douglass, Keller Williams, West Chester, PA
Nicole Laursen, Re/Max Associates, Wilmington, DE
Robert Farrell, Prudential Fox & Roach, Wilmington, DE
Daniel Tolbert, Keller Williams, Wilmington, DE
Raymond Hosbach, Jr., Delaware Homes Inc., Townsend, DE
Thad Wolfe, Keller Williams, Wilmington, DE
Michelle Carre, Referral Realty, Wilmington, DE
Margaret Centrella, Patterson Schwartz, Hockessin, DE
Natalie Glasco, Prudential Fox & Roach, Hockessin, DE
Ronald Ladue, Delaware Realty, Lewes, DE
Gerri Knowles, Harrington Relocation Realty, Dover, DE
Philip Robino, Delaware Homes Inc., Townsend, DE
Cindy Benjamin, Prudential Gallo Realtor, Bethany Beach, DE
Dawn Robinson, Indian River Land Company, Millsboro, DE
Stacey Moore, Patterson Schwartz, Newark, DE

By unanimous vote, the motion carried.

Review of Applications for New Offices

The application of Lester Realty for a new office was reviewed. A motion was made by Mr. Allamong, seconded by Mr. McCann, to approve this application. By unanimous vote, the motion carried.

The application of Long & Foster for a new office was reviewed. Mr. Harrington made a motion, seconded by Mr. Allamong, to approve this application pending receipt of verification within 30 days that the broker is a signatory on the escrow account. By unanimous vote, the motion carried.

Review of Applications for Reinstatement

The application of D. Kerry Monigle for reinstatement of a salesperson's license was reviewed. Mr. Brannon made a motion, seconded by Mr. Harrington, to approve Ms. Monigle for reinstatement pending passing the state portion of the exam. By unanimous vote, the motion carried.

The application of Allen Handy for reinstatement of a salesperson's license was reviewed. Mr. Harrington made a motion, seconded by Ms. O'Brien, to approve Mr. Handy for reinstatement. By unanimous vote, the motion carried.

Review of Salesperson Application

Mr. Harrington made a motion, seconded by Mr. Whitefield, to approve the following salesperson application and to grant a waiver of his criminal conviction:

Matthew Keough, Patterson Schwartz, Wilmington, DE

By unanimous vote, the motion carried.

Status of Complaints

Complaint No. 02-08-11 – Referred to the Attorney General's Office
Complaint No. 02-05-12 – Closed
Complaint No. 02-09-12 – Referred to the Attorney General's Office
Complaint No. 02-12-12 – Assigned to Mr. Harrington

Review of Letter from JoAnn Barlow Regarding Continuing Education and Requesting a Waiver of the National Portion of the Exam

The letter from JoAnn Barlow requesting a waiver of the continuing education and requesting the Commission to grant a waiver for her not to have to sit for the national portion of the exam was reviewed. Mr. Allamong made a motion, seconded by Ms. O'Brien, to deny Ms. Barlow's request for waivers. By unanimous vote, the motion carried.

Review of Letter from Terrell Johnson Requesting an Extension for Obtaining his Continuing Education

The letter from Terrell Johnson requesting an extension for obtaining his continuing education was reviewed. Mr. Allamong made a motion, seconded by Mr. Harrington, to send Mr. Johnson a letter advising him that he will have until October 30, 2012 to reinstate his license and to advise Mr. Johnson which courses he needs to take to meet the requirement for reinstatement. By unanimous vote, the motion carried.

The Commission took a recess from 10:03 a.m. to 10:11 a.m.

OLD BUSINESS

Discussion: Annual Seminar

The Commission reviewed the suggestions from the Education Committee regarding topics and presenters. The agenda will consist of statute and rules and regulations changes presented by Mr. Andy Taylor and Mr. Whitfield; legislative update (including the auctioneer bills) presented by Mr. Scott Kidner; continuing education update presented by Mr. Doug Doyle and Mr. Staton and Q & A with the Commissioners. Mr. Allamong made a motion, seconded by Mr. McCann, to approve the topics and presenters. By majority vote, the motion carried with Mr. Harrington abstaining.

OTHER BUSINESS BEFORE THE COMMISSION (for discussion only)

There was no other business before the Commission.

PUBLIC COMMENT

Senator Bruce Ennis was recognized by the Commission. Senator Ennis stated that he was present because he wanted to hear the discussion about the workforce housing issues.

Mr. Mulholland advised the Commission about the New Castle County Ordinance No. 07150 that was adopted on February 26, 2008 and questioned why it is not being enforced. He also requested that the Commission revise the seller's disclosure form.

Mr. Szczuka stated that he had the same concerns as Mr. Mulholland. Mr. Whitfield asked to have this discussion moved to the Subcommittee meeting following the regular Commission meeting.

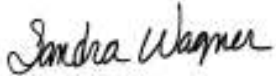
NEXT SCHEDULED MEETING

The next meeting will be held on Thursday, August 9, 2012 at 9:00 a.m.

ADJOURNMENT

Mr. Harrington made a motion, seconded by Mr. Brannon, to adjourn the meeting. By unanimous vote, the motion carried. The meeting adjourned at 10:22 a.m.

Respectfully submitted,



Sandra Wagner
Administrative Specialist III