

MEETING

WEST VIRGINIA REAL ESTATE COMMISSION
300 CAPITOL STREET, SUITE 400
CHARLESTON, WEST VIRGINIA 25301

August 21, 2019

The Commission met in regular session on August 21, 2019 at 300 Capitol Street, Charleston West Virginia. The following were in attendance:

Robert D. Kennen, Chairman
James S. Walker, Vice Chairman
Densil L. Nibert, Secretary
Robert Wright II, Commissioner
Jerry A. Forren, Executive Director
Robert W. Rucker, Investigator
Anthony Eates, Commission Counsel

The minutes from the July 24, 2019 meeting approved with motion made by Commissioner Wright; second by Commissioner Nibert and passed.

Appearances

Barry & Christy Barbe – Mr. Barbe read a prepared statement concerning his experience purchasing a home.

Kathleen Nelson – Ms. Nelson appealed to the Commission concerning her status. Commissioner Nibert moved to table; second by Commissioner Wright and passed.

Commissioner Walker moved to enter executive session to consider matters described in WV Code 6-9A-4(b)(2)(A), (4), (6) and/or (7); second by Commissioner Wright and passed.

Commissioner Wright moved to return to regular session; second by Commissioner Nibert and passed.

BROKER APPLICANTS

Commissioner Wright moved to approve the application, for broker license of Angela Marie Zimmerman, of Gallipolis Ferry, WV; second by Commissioner Nibert and passed.

Commissioner Nibert moved to approve the application, for broker license of Charlotte Ann Pyle, of Mt. Morris, PA; second by Commissioner Wright and passed.

Commissioner Wright moved to approve the application, for broker license of Lynn Fayer Dawson-Ugland, of Charleston, WV; second by Commissioner Nibert and passed.

Commissioner Nibert moved to approve the application, for broker license of Jessica Lynn Jarrett, of Ravenswood, WV; second by Commissioner Walker and passed.

Commissioner Nibert moved to approve the application, for broker license of Robert Dean Cooper Jr., of Sandyville, WV; second by Commissioner Wright and passed.

APPLICANTS WITH SPECIAL CONSIDERATION

Commissioner Nibert moved to approve the application for broker license of Judith Diane Renzelli, of Grafton, WV; second by Commissioner Wright and passed.

Commissioner Walker moved to approve the application for salesperson license of Michael Alan Crawford of Williamsport, MD; second by Commissioner Nibert and passed.

OTHER LICENSURE- RELATED ISSUES

Commissioner Walker moved to grant a 3 month extension in compliance with §174-1-4.7 of the WV Real Estate License Act And Legislative Rules for Roxanna Lynn Helmick; second by Commissioner Wright and approved.

COMPLAINTS & INVESTIGATIONS

Relating to Complaint P-19-010, Commissioner Walker moved to find no probable cause; second by Commissioner Nibert and passed.

Relating to Complaint P-19-019, Commissioner Wright moved to find no probable cause; second by Commissioner Walker and passed.

REPORTS

Executive Director Report

Executive Director Forren presented his report. He updated the Commission on the status of Commissioner appointments and welcomed Commissioner Wright to the Commission, upcoming travel, lease negotiations, the annual Auditor meeting coming up in October , the recent filing of the 2021 Appropriations Request, and updates on several extensions granted to licensees facing health concerns. All questions and concerns were addressed.

Broker Audit

The Broker Audit report was reviewed. All questions from the Commissioners were addressed.

Budget/Financial

Executive Director Forren reviewed the year-to-date financials as budgeted, Commissioner Wright made a motion to receive the report; second by Commissioner Nibert and passed.

Settlement / Compliance Report

C-19-014 and combined complaints L-19-016 & P-19-017 were reviewed.

Education Report

All continuing education CE's were approved. Exam results and the New Licensee Report were reviewed.

Legislative Report

None

Personnel Matters

None

OLD & NEW BUSINESS

New Business

Broker Supervision Task Force – Education Director Dineva briefed the Commission on a new Broker Supervision Training program that is being developed. Executive Director Forren, along with several Brokers will work with Education Director Dineva to create the program and once completed, both Dineva and Forren will hold day long sessions, around the state, for brokers to attend. After much discussion Commissioner Wright moved to approve the program; second by Commissioner Nibert and approved.

Election of Vice Chairman – Due to Commissioner Kennen accepting the appointment to Chair the Commission, the Vice Chair was vacated. Commissioner Walker was nominated to fill the position of Vice Chairman by Commissioner Wright; second by Commissioner Nibert and approved.

Old Business / Ongoing Projects

POLICIES, PRACTICES AND RULE CHANGES

Draft Rule – Consideration of Prior Criminal Convictions – Commissioner Wright moved to approve the filing of the Commission approved version of the rule; second by Commissioner Nibert and passed.

TRAVEL AND PER DIEM EXPENSES

Per Diem payments were reported by the Commissioners as follows:

Robert D. Kennen	3 days
James S. Walker	2 days
Densil Nibert	2 days
Bob Wright	3 days

The next meeting of the Real Estate Commission is scheduled for Wednesday, October 9, 2019.

Commissioner Nibert made a motion to adjourn; second by Commissioner Walker and passed.

APPROVED: 10-9-19

P. Kenner
Chairman

D. J. [Signature]
Secretary