

MEETING

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

May 19, 2021

The Commission met in regular session, on May 19, 2021. The following were in attendance:

Robert D. Kennen, Chairman
James S. Walker, Vice Chairman
Robert Wright II, Secretary
Joseph Bevil, Commissioner
Margaret Bartles, Commissioner
Jerry A. Forren, Executive Director
Robert W. Rucker, Investigator
Heather N. Casdorff, Investigator
Anthony D. Eates, Counsel

The minutes from the April 21, 2021 meeting were approved, by motion made by Commissioner Wright and passed.

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

Commissioner Bartles moved to return to regular session; and passed.

Appearances

None

BROKER APPLICANTS

Commissioner Bartles moved to approve the application, for broker license of Aimee Micheline Wise Williams, of Morrefield, WV; and passed.

Commissioner Walker moved to approve the application, for broker license of Thomas Buster Clevenger, of Slatyfork, WV; and passed.

APPLICANTS WITH SPECIAL CONSIDERATION

Commissioner Bevil moved to approve the application, for salesperson license, of Jeffrey Eldon-Miles, of Falling Waters, WV; and passed.

Commissioner Bartles moved to deny the application, for salesperson license, of Christopher Vargus, of Martinsburg, NC; and passed.

OTHER LICENSURE- RELATED ISSUES

None

COMPLAINTS & INVESTIGATIONS

Relating to Complaint L-21-025, Commissioner Wright moved to find no probable cause; and passed.

Relating to Complaint P-21-026, Commissioner Bevil moved to find no probable cause; and passed.

Relating to Complaint P-21-027, Commissioner Walker moved to find no probable cause; and passed.

Relating to Complaint C-21-028, Commissioner Wright moved to find probable cause; and passed.

Update were given concerning Samuel Lee Matheny and Misty Dawn Eskew. All questions and concerns were addressed.

REPORTS

Executive Director Report

Executive Director Forren presented his report with updates on the following; The 2021 Law Book is currently being reviewed. It should be completed and out to brokers in July; submission of the 2022 Expenditure Schedules and several administrative policy updates; Executive Director Forren and Commissioner Wright attended the Eastern Panhandle Board of Realtors Awards Dinner; Executive Director Forren briefed on upcoming travel to various Board meetings; all questions and concerns were addressed.

Broker Audit

The Broker Audit was presented. All questions and concerns were addressed.

Budget/Financial

Executive Director Forren reviewed the year-to-date financials, as budgeted. All questions and concerns were addressed. Commissioner Bevil moved to accept the report; and passed.

Settlement / Compliance Report

Executive Director Forren briefed the Commission on the Signed Consent Order for:

C-21-015 – Apryll Boggs

Education Report

All continuing education CE's were approved. The New Licensee report was reviewed. All questions and concerns were addressed.

Legislative Report

None

Personnel Matters

None

OLD & NEW BUSINESS

New Business

Paying a Commission to an LLC – After much discussion, at this time, the Commission will continue with the earlier decision that all commissions must be paid by the broker to the salesperson. An LLC is not a licensed entity with the West Virginia Real Estate Commission.

Old Business / Ongoing Projects

None

POLICIES, PRACTICES AND RULE CHANGES

Draft Agency Rule Change – Further discussion is needed

TRAVEL AND PER DIEM EXPENSES

Per Diem payments were reported by the Commissioners as follows:

Robert D. Kennen	2 days
James S. Walker	2 days
Bob Wright	2 days
Joe Bevil	3 days
Margaret Bartles	3 days

The next meeting of the Real Estate Commission is scheduled for Wednesday, June 16, 2021.

Commissioner Bartles made a motion to adjourn; and passed.

APPROVED: 6-16-2001

Robert Keener
Chairman

Secretary