
Maryland Real Estate Commission

Business Meeting

Meeting Minutes

DATE: **April 23, 2025**

TIME: 10:30 A.M.

LOCATION: 100 S. Charles Street
Tower 1
Baltimore, MD 21201
(Teleconference via Google Meet)

MEMBERS PRESENT:

Donna Horgan, *Commissioner, Chair*
Hope Mims, *Commissioner*
Jackie Alexander, *Commissioner*
Michael Lord, *Commissioner*
Jean-Jacques Ellong, *Commissioner*
Sandy Olson, *Commissioner*
Nea Maloo, *Commissioner*
Demetria Scott, *Commissioner*

MEMBERS EXCUSED:

Kambon Williams, *Commissioner*

STAFF PRESENT:

John Dove, *Commissioner, O&P*
Scott Lederer, *Executive Director*
Robert Pambianco, *Assistant Attorney General*
Christopher Morton, *Paralegal*
Lucinda Rezek, *Paralegal*
Tenensia Stanley, *Executive Director Assistant*

Kathie Connelly, *Consultant*
Amore Umayahtha, *Licensing Specialist*
Japonica Kearney, *Education Director*

PUBLIC PRESENT:

Bob Pettis
Christa McGee, *Maryland Realtors*
Dave Stromberg
David Politzer
Deb Hutson
Jenifer League
Joe Wilson
Katelyn Taylor
Lisa May
Lisa St. Clair-Kimmey
Marie Lagos
Stephanie Gones, *The CE Shop*
Tamekia Martin

Roll Call/Quorum Announced and Meeting Called to Order

Chair Horgan called the meeting to order at 10:33 A.M. and mentioned the meeting was being recorded to facilitate accurate minutes.

Approval of Report of Complaints/Administrative Dismissals for April

Motion (made by Commissioner Lord, seconded by Commissioner Alexander)
to approve the Administrative Dismissals for April 2025.

No discussion.

Motion carried.

Approval of Minutes

Motion (made by Commissioner Lord, seconded by Commissioner Alexander)
to approve the March 19, 2025, Business Meeting minutes without corrections.

No discussion.

Motion carried.

Committee Reports

Education - Commissioner Scott, Chair

- Commissioner Scott presented the exam results for March.
- The Education Committee is currently revising the slides for the Commission Control courses. A complete report on the updated materials is anticipated for next month's meeting.
- Commissioner Scott and the Chair discussed the exam pass rate statistics.

Legislative – Commissioner Horgan, Chair

- On April 15th, the Committee met to discuss Senate Bill 680, which has been passed and will take effect on October 1, 2025. The bill grants the Commission the authority to establish a renewal fee for Education Providers offering Continuing Education (CE) courses.

Motion (made by Commissioner Scott, seconded by Commissioner Olson) **to have the MREC establish the \$50 fee, and that the commission pursues regulatory submission once approved.**

Discussion was made to change the motion that the CE course application fee be established at \$50 by the Maryland Real Estate Commission and pursue regulatory submission.

Motion carried.

- The Department of Labor has requested that any proposed legislation be submitted to them for review by June.

Motion (made by Commissioner Olson, seconded by Commissioner Mims) **that the Radon Bill be resubmitted to legislation for the next session.**

No discussion.

Motion carried.

Comments from Executive Director Lederer

- As of March 2025, active license counts are:
 - 3,995 Brokers
 - 3,074 Associate Brokers
 - 38,097 Salespersons
- Mr. Lederer reminded the Committee that the ARELLO Conference is scheduled for September 9–12. He will follow up with the Commissioners regarding attendance.
- There are currently 226 open complaints.
- Mr. Lederer provided an update on MREC staff.

Comments from Counsel Robert Pambianco

- Counsel stated two bills have passed, one being Senate Bill 680.
- The Maryland State Archives plans to launch a new version of the Maryland Land Records website, which will charge users 20 cents per page to view and download modern records.

Comments from Chair Horgan

- The Chair mentioned that she had a transaction from last month that tested positive for radon.

Old Business

- There was no old business.

New Business

- Commissioner Scott inquired about creating a database of Advance Advice Council opinions.
- Commissioner Olson shared a comment regarding exclusive listings.
- The Chair reminded agents and brokers to ensure that listings are advertised accurately, including on social media platforms.

Public Comment

- Christa McGee
 - Ms. McGee gave more information on the new land records policy.
 - She also asked if the advertising checklist was updated.

Adjournment

There being no further business.

Motion to adjourn the meeting (made by Commissioner Alexander, seconded by Commissioner Olson).

Motion carried.

The next monthly business meeting is Wednesday, May 21, 2025.

APPROVED AS PRESENTED _____

Donna Horgan, Chairperson