

**STATE OF CONNECTICUT
DEPARTMENT OF CONSUMER PROTECTION
CONNECTICUT REAL ESTATE COMMISSION**

Minutes of Meeting

March 3, 2010

The Connecticut Real Estate Commission convened for a Meeting on Wednesday, March 3, 2010 at 9:15 a.m. in Room 126 of the State Office Building, 165 Capitol Avenue, Hartford, CT 06106.

Commissioners Present: Barbara Thompson, Chairperson (Salesperson – 3rd District)
 Joseph B. Castonguay, (Broker – 2nd District)
 Lana K. Ogrodnik (Broker – 5th District)
 Marilyn Keating, Vice-Chairperson (Salesperson – 4th District)
 Theodore F. Ells (Public Member- 3rd District)
 Joseph H. Kronen (Public Member – 1st District)
 Morag L. Vance (Public Member – 4th District)
 James Hoffman (Salesperson – 4th District) in @ 10:46 a.m.

Commissioners Absent:

Commission Vacancy: None

Attorney General's office:

DCP Staff present: Sallie Pinkney, Board Administrator Occ/Pro Licensing Division
 Kelly Harvey, Real Estate Examiner Real Estate Unit
 Vicky Bullock, Attorney Legal Division
 Linda Roberts, Executive Assistant DCP Commissioner's Office
 Linda Keift-Robitalle, Real Estate Examiner Real Estate Unit
 Michelle Erling, Real Estate Examiner Real Estate Unit

Public Present: Larry Hannafin Anthony Pennant John R. Morgan

The next Meeting of this Commission is scheduled for Wednesday, May 5, 2010 at 9:15 a.m. in Room 126

Note: The administrative functions of this Commission are carried out by the Department of Consumer Protection, Occupational and Professional Licensing Division. For information please call Sallie Pinkney, Board Administrator, at (860) 713-6140 or visit www.ct.gov/dcp.

1. **MINUTES:**

- a. The Minutes of Meeting of January 6, 2010 were reviewed. **It was moved by Commissioner Ogrodnik, Commissioner Ells 2nd, and the vote carried to approve the Minutes as amended.**

2. **RECONSIDERATION OF FORMAL HEARING**

It was moved by Commissioner Castonguay, Commissioner Ogrodnik 2nd, and the vote carried to add agenda item 2:a to the agenda.

- a. Docket 2009-564 - **No action required.**

3. **CONSENT AGREEMENTS**

- a. 2009-5651
- b. 2009-5697
- c. 2009-5616
- d. 2009-5606
- e. 2009-5683
- f. 2008-9781

It was moved by Commissioner Ells, Commissioner Castonguay 2nd, and the vote carried to accept the Consent Agreements listed above as submitted by DCP.

2. **CONTINUING EDUCATION WAIVER/EQUIVALENCY CREDIT**

- a. Caracaus, Celeste – seeking continuing education waiver due to medical hardship. **After review of all documentation and discussion it was moved by Commissioner Kronen, Commissioner Ells 2nd, and the vote carried to deny her request.**
- b. Pappas, Andrew – Broker seeking continuing education credit for teaching **No action required**
- c. Vincze, John A. – Broker seeking continuing education credit for teaching **No action required**
- d. Zacharski, Jan – Broker seeking continuing education credit for teaching **No action required.**
- e. Wilson, Leland R. – Broker seeking 3 hours of elective continuing education. **It was moved by Commissioner Ogrodnik, Commissioner Vance 2nd, and the vote carried to grant 3 hours of elective continuing education credit.**

3. **BROKER PRE-LICENSING EQUIVALENCY/WAIVER**

- a. Mitchell P. Rarey – 30 hr elective course credit toward broker education requirements for pre-licensing. **It was moved by Commissioner Ogrodnik, Commissioner Keating 2nd, and the vote carried to approve 30 hours of pre licensing education.**
- b. Barbara Smiech – 30 hr elective course credit toward broker education requirements for pre-licensing. **It was moved by Commissioner Ells, Commissioner Kronen 2nd, Commissioner Ogrodnik opposed, and the vote carried to deny her request.**

- c. Camille Taylor, designated broker, seeking to waive additional 30-hour requirement of P&P due to the fact that she teaches the 60-hour P&P Course. **It was moved by Commissioner Kronen, Commissioner Ogrodnik 2nd, and the vote carried to approve a waiver of 30 hours pre licensing education.**

4. REQUEST FOR EXTENSION

- a. Ouellette, Ann – seeking and extension to complete 2010 continuing education requirement. **It was moved by Commissioner Ogrodnik, Commissioner Castonguay 2nd, and the vote carried to grant her an extension until 12/31/2010.**
- b. P.J. Perrelli is seeking an extension to complete her 2010 continuing education. **It was moved by Commissioner Kronen, Commissioner Ells 2nd, and the vote carried to add P.J. Perrelli to the agenda, and grant her a 6 month extension to complete her continuing education.**

5. RENEWALS

- a. Woznitski, Laura – seeking reinstatement of lapsed license (2007)
- b. Gatto, Carla – seeking reinstatement of lapsed license (2007)

It was moved by Commissioner Ells, Commissioner Keating 2nd, and the vote carried to request that Laura Woznitski, and Carla Gatto submit proof of their 2010 continuing education by 6/1/2010, and be charged a civil penalty in the amount of Three Hundred dollars (\$300.00) each.

6. NEW BUSINESS

- a. Discussion of the process for approval of Attorney Broker applications.
 - i. What courses are blanket approvals for Attorney applicants seeking equivalency for 30 hr P&P
 - Contracts 1 & 2
 - Property 1 & 2
- b. List of Acceptable Electives

Agenda items 6:a & b will be moved to the next meeting (5/5/2010).

- c. Clarification of “Blanket Approval and Number of Hours for CE (see attached copy of Dec 2008 & June 2009 REC Minutes): Dec 2008 minutes 8.b. states “if a licensee has 30 hours of P&P they may receive 6 hrs of CE (elective) credit”
 - June 2009 minutes 6.a-b indicates 30 hours of P&P = 3 hours of CE & 60 hours of P&P = 6 hours
 - Is there a “blanket approval” for CE credit toward courses taught?
 -

CREC concluded that the Blanket Approval courses that was voted on in June, 2009 are correct, and will be used in the future

- d. Correspondence from Richard Hurlburt re: Real Estate Continuing Education Exam was reviewed.

7. OLD BUSINESS

- a. Discussion on the ruling at last month's meeting. The Commission voted that no waiver request for continuing education will be granted after March 31, 2010 for Real Estate Brokers, and May 31, 2010 for Salespersons.

CREC clarified and is as follows:

The Commission unanimously voted that no waiver shall be granted after 3/31 for Brokers, and 5/31 for Salespersons for waiver request, and all request must be submitted 90 days prior to expiration of license.

8. REPORT FROM THE CHAIRPERSON

- a. Chairman Thompson would like a follow-up report of all rulings made at a meeting be presented at the next regular scheduled meeting (i.e. suspension, revocation & cease/desist).
- b. 2010 – 2012 Continuing Education Curriculum was introduced. **It was moved by Commissioner Keating, Commissioner Ogrodnik 2nd, and the vote carried to approve the curriculum as follows:**
 - i. One Mandatory course for Three hours (Fiduciary Relationships and Law Update)
 - ii. Three Electives for 3 hours eachThe curriculum outline will be ready for the September's Instructors Seminar. If schools can't wait until September, they can create their own curriculum and submit it for approval to the Commission.

9. ADJOURNMENT

- a. **It was moved by Commissioner Kronen, Commissioner Ells 2nd, and the vote carried to adjourn the meeting at 11:30 a.m.**

Respectfully Submitted,
Salle Pinkney, Board Administrator
Occupational Professional Licensing Division