

**AGENDA**  
**South Carolina Real Estate Commission Meeting**  
Wednesday, June 11, 2025 at 10:00 A.M. in Upstate Conference Room  
110 Centerview Dr., Kingstree Building, Columbia, SC 29210

Members of the public who wish to observe may do so by live streaming at:  
<https://llr.sc.gov/re/videos.aspx>

**Call to Order** – Public notice of this meeting was properly posted at the S.C. Real Estate Commission office, Synergy Business Park, Kingstree Building, and on the Commission website and provided to all requesting persons, organizations, and news media in compliance with Section 30-4-80 of the South Carolina Freedom of Information Act.

**1. Invocation**

**2. Pledge of Allegiance**

**3. Introduction of Commissioners and Staff**

**4. Approval of Excused Absences**

**5. Approval of Agenda**

**6. Approval of Meeting Minutes**

- a. Commission Meeting on May 14, 2025

**7. Commission Purpose & Chairman's Remarks**

The purpose of the Real Estate Commission is to regulate the real estate industry so as to protect the public's interest when involved in real estate transactions. The Commission also investigates complaints and conducts application and disciplinary hearings in accordance with State statutes and regulations.

**8. Staff Reports**

- a. Office of Investigations and Enforcement (OIE) Report – Wattie Wharton, Lead Investigator
- b. Investigative Review Conference (IRC) Report – Wattie Wharton, Lead Investigator
- c. Office of Disciplinary Counsel (ODC) Report – Shannon Davis, Esq.
- d. Executive Report – Erica Wade

**9. Application Hearings**

- a. Jennifer Carver
- b. Katie Graham
- c. Kaitlyn Hubbell Hicks

- d. Richard DeLong
- e. William Kersey
- f. Amanda Marsden

## **12. New Business**

- a. Criminal Background Check Guideline Document for Staff and Criminal History Reporting Guidance Document for Applicants & Licensees – Discussion and Drafts for Review & Approval - Erica Wade & Brandy Duncan
- b. 2025 Changes to the Real Estate Practice Act Guidance Document – Draft for Review & Approval - Brandy Duncan

## **13. Old Business**

- a. Citation Issuance Authority Request for Additional Approval – Brandy Duncan
- b. No Builder’s Exemption in SC Guidance Document Draft for Review & Approval – Brandy Duncan & Gary Pickren
- c. BIC Supervision Manual Draft for Review & Approval – Erica Wade
- d. Statutory Authority Regarding Failure to Respond to LLR Investigators Discussion – Brandy Duncan
- e. Reminder of Advertising Laws Guidance Document Draft for Review & Approval – Brandy Duncan & Daniel Moskowitz
- f. Artificial Intelligence Use Guidance Document Draft for Review & Approval – Brandy Duncan & John Rinehart

## **14. Public Comments**

## **15. Adjournment**