

MINUTES

South Carolina Real Estate Commission

Thursday, December 8, 2011

Synergy Business Park, Kingstree Building, Conference Room 105

110 Centerview Drive, Columbia, South Carolina 29210

1. Meeting Called to Order:

Manning Biggers, Vice Chairman, called the regular scheduled meeting of the South Carolina Real Estate Commission to order at 10:14a.m. Board members participating in this meeting included:

Sarah Takacs – 2nd Congressional District
Carl Edwards – 3rd Congressional District
Manning Biggers – 5th Congressional District
Buccie Harley – 6th Congressional District
Johnathan Stackhouse – Public Member

Staff members participating during the meeting included Jay Pitts, Administrator; Jamie Saxon , Advice Counsel; Tracey McCarley, Education Coordinator; Sharon Wolfe, Investigations and Enforcement; and Jennifer Cooper, Administrative Assistant.

2. Public Notice:

Vice Chairman Biggers announced that public notice of this meeting was properly posted at the S.C. Board of Environmental Certification Office, Synergy Business Park, Kingstree Building, 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.

3. Pledge of Allegiance:

The Pledge of Allegiance was led by Vice Chairman Biggers.

4. Absences:

Tony Cox, Chairman – 1st Congressional District
Evelyn Young – 4th Congressional District
Dianna Brouthers – At-Large Member
Hamlin O’Kelley, III – Public Member

MOTION:

Mr. Edwards made a motion to approve absences. Mr. Harley seconded the motion which carried unanimously.

5. Approval of the October 19, 2011 Meeting Minutes:

MOTION:

Mr. Harley made a motion to approve the October 19, 2011 meeting minutes. Mr. Stackhouse seconded the motion which carried unanimously.

6. Administrator's Remarks for Information:

Jay Pitts

1) Licensure Update

As of December 7, 2011:

• Broker	5,268
• Broker In Charge	7,676
• Inactive Broker	1,730
• Inactive Property Manager	459
• Inactive Salesman	6,146
• Inactive Timeshare	1
• Property Manager In Charge	1,033
• Property Manager	1,239
• Salesman	18,361
• Salesman (Provisional)	681
TOTAL	42,594

2) Investigations and Enforcement Update – by Sharon Wolfe

Cases received January 1, 2011 through December 7, 2011

• Active Investigations	88
• Closed	109
• Do Not Open Cases	197
• Pending Board Action	56
• Pending Closure	1
• Pending Investigation	1
• Pending IRC	6
TOTAL	458

• Timeshare Investigations	205
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Cases closed January 1, 2011 through December 7, 2011

• Closed	338
TOTAL	338
• Timeshare Investigations	145

Mr. Pitts informed the Board that the IT department had provided a list of licensees by alphabet for the next 2-year staggered renewal cycle.

7. New Business:

1) Mr. Pitts began the discussion concerning the current regulations. Mr. Saxon continued to explain changes made to the regulations to match the practice act. See documents for details.

MOTION:

Ms. Takacs made a motion to accept the proposed changes as submitted by Holly Gillespie, Chief Advise Counsel. Mr. Harley seconded the motion which carried unanimously.

Mr. Saxon explained the changes made in the engine bill. The document was provided for information only. No vote is required. See document for details.

2) Approval of IRC Report

MOTION:

Mr. Harley made a motion to approve the IRC Report as submitted. Ms. Takacs seconded the motion which carried unanimously.

8. Application Appearances:

Cindy Kovacs

Ms. Kovacs did not appear at this meeting.

9. Application Appearances:

Cornelius Rice

The Commission held an Application Hearing regarding Mr. Rice. Mr. Rice appeared before the Commission to present testimony and waived his right to Counsel.

MOTION:

Ms. Takacs made a motion to approve Mr. Rice's application. Mr. Edwards seconded the motion which carried unanimously.

(This proceeding was recorded by a court report in order to produce a verbatim transcript if requested in accordance with the law.)

10. Reconsideration Hearing:

David Wertan

Mr. Wertan did not appear at this meeting. He will be placed on the next meeting's agenda.

11. Unfinished Business:

Jay Pitts

Mr. Pitts received a Thank You note from Beverly Harmon, Joe's wife. Mr. Pitts read the note to the Board.

12. Adjournment:

The meeting of the SC Real Estate Commission adjourned at 11:20pm.