

SOUTH CAROLINA RESIDENTIAL BUILDERS COMMISSION

Meeting Minutes

Wednesday, August 13, 2025 at 10:00 A.M. in the Low Country Conference Room
Synergy Business Park, Kingstree Building
110 Centerview Drive, Columbia, SC 29210

Called to Order:

Tim Roberts, Chairman, called the regular meeting of the Residential Builders Commission to order at 10:00 a.m. Other members present for the meeting included: Al Bailey, James Graves, Hal Dillard, and Earl McLeod.

Tim Roberts, Chairman, announced that public notice of the meeting was properly posted on the bulletin boards at the main entrance of the Kingstree Building and by notice mailed to all requesting persons, organizations and news media in accordance with § 30-4-80 of the South Carolina Freedom of Information Act.

Approval of Agenda for the 8/13/2025 Meeting:

MOTION:

Mr. McLeod made a motion to approve the 8/13/2025 Residential Builders Commission Meeting Agenda. Mr. Graves seconded the motion, which carried unanimously.

Approval /Disapproval of Absent Members:

Christy Rhyne and Bryan Dowd were absent.

MOTION:

Mr. Bailey made a motion to approve Ms. Rhyne and Mr. Dowd's absences. Mr. Dillard seconded the motion, which carried unanimously.

Approval of Minutes for the 7/9/2025 Meeting:

MOTION:

Mr. Bailey made a motion to approve the 7/9/2025 minutes. Mr. Graves seconded the motion, which carried unanimously.

Chairman's Remarks:

Mr. Roberts explained how the Application Hearings would go, instructed the applicants on how to proceed during the Meeting and to speak clearly into the microphones.

Application Hearings:

Jose Ramirez

The Commission held an application review regarding Jose Ramirez.

Jose Ramirez appeared before the Commission and waived the right to counsel.

MOTION:

Mr. Dillard made a motion to approve the applicant to sit for the exam. Mr. McLeod seconded the motion, which carried unanimously .

Andrew Haws

The Commission held an application review regarding Andrew Haws.

Andrew Haws appeared before the Commission and waived the right to counsel.

MOTION:

Mr. Bailey made a motion to approve the applicant to sit for the exam. Mr. McLeod seconded the motion, which carried unanimously.

Roy Palmer Jr

The Commission held an application review regarding Roy Palmer Jr.

Roy Palmer Jr appeared before the Commission and waived the right to counsel.

MOTION:

Mr. Bailey made a motion to approve the applicant to sit for the exam. Mr. Dillard seconded the motion, which carried unanimously.

Cristopher Williams

The Commission held an application review regarding Cristopher Williams.

Cristopher Williams appeared before the Commission and waived the right to counsel.

MOTION:

Mr. Bailey made a motion to approve the applicant to sit for the exam. Mr. McLeod seconded the motion, which carried unanimously.

Emanuel Kodreanu

The Commission held an application review regarding Emanuel Kodreanu.

Emanuel Kodreanu appeared before the Commission and waived the right to counsel.

MOTION:

Mr. Bailey made a motion to deny the applicant to sit for the exam. Mr. McLeod seconded the motion, which carried unanimously.

Michael Blaser

The Commission held an application review regarding Michael Blaser.

Michael Blaser appeared before the Commission and waived the right to counsel.

MOTION:

Mr. McLeod made a motion to approve the applicant to sit for the exam. Mr. Bailey seconded the motion, which carried unanimously.

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Alexis King

The Commission held an application review regarding Alexis King.

Alexis King appeared before the Commission and waived the right to counsel.

MOTION:

Mr. Bailey made a motion to approve the applicant to sit for the exam. Mr. McLeod seconded the motion, which carried unanimously.

Gregory Stanley

The Commission held an application review regarding Gregory Stanley.
Gregory Stanley appeared before the Commission and waived the right to counsel.

MOTION:

Mr. Dillard made a motion to approve the applicant to sit for the exam. Mr. Bailey seconded the motion, which carried unanimously.

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Daniel Bugera

The Commission held an application review regarding Daniel Bugera.
Daniel Bugera appeared before the Commission and waived the right to counsel.

MOTION:

Mr. Bailey made a motion to approve the applicant to sit for the exam. Mr. Dillard seconded the motion, which carried unanimously.

Timmothy Turney

The Commission held an application review regarding Timmothy Turney.
Timmothy Turney appeared before the Commission and waived the right to counsel.

MOTION:

Mr. Dillard made a motion to approve the applicant to sit for the exam. Mr. McLeod seconded the motion, which carried unanimously.

Taylor Esco

The Commission held an application review regarding Taylor Esco.
Taylor Esco appeared before the Commission and waived the right to counsel.

MOTION:

Mr. Bailey made a motion to approve the applicant to sit for the exam. Mr. McLeod seconded the motion, which carried unanimously.

Armando Ortega Jr

The Commission held an application review regarding Armando Ortega Jr.
Armando Ortega Jr appeared before the Commission and waived the right to counsel.

MOTION:

Mr. Dillard made a motion to approve the applicant to sit for the exam. Mr. Bailey seconded the motion, which carried unanimously.

James Steiner

The Commission held an application review regarding James Steiner.
James Steiner appeared before the Commission and waived the right to counsel.

MOTION:

Mr. McLeod made a motion to approve the applicant to sit for the exam. Mr. Graves seconded the motion, which carried unanimously.

Wesley Bryson

The Commission held an application review regarding Wesley Bryson.
Wesley Bryson appeared before the Commission and waived the right to counsel.

MOTION:

Mr. Bailey made a motion to approve the applicant to sit for the exam. Mr. Dillard seconded the motion, which carried unanimously.

Davis Trussell

The Commission held an application review regarding Davis Trussell.

Davis Trussell appeared before the Commission and waived the right to counsel.

MOTION:

Mr. Bailey made a motion to approve the applicant to sit for the exam. Mr. Graves seconded the motion, which carried, but not unanimously. Mr. McLeod opposed.

Derek Schultz

Derek Schultz requested to be rescheduled to appear at a later date. The Commission did not take any action.

Jason Shepard

The Commission held an application review regarding Jason Shepard.

Jason Shepard appeared before the Commission and waived the right to counsel.

MOTION:

Mr. Bailey made a motion to approve the applicant to sit for the exam. Mr. McLeod seconded the motion, which carried unanimously.

Brian Crittenden

The Commission held an application review regarding Brian Crittenden.

Brian Crittenden appeared before the Commission and waived the right to counsel.

MOTION:

Mr. Dillard made a motion to approve the applicant to sit for the exam. Mr. McLeod seconded the motion, which carried unanimously.

Raymond Relford

The Commission held an application review regarding Raymond Relford.

Raymond Relford appeared before the Commission and waived the right to counsel.

MOTION:

Mr. Bailey made a motion to approve the applicant to sit for the exam. Mr. McLeod seconded the motion, which carried unanimously.

Vontray Sellers

The Commission held an application review regarding Vontray Sellers.

Vontray Sellers appeared before the Commission and waived the right to counsel.

MOTION:

Mr. Graves made a motion to approve the applicant to sit for the exam. Mr. McLeod seconded the motion, which carried, but not unanimously. Mr. Dillard opposed.

Final Order Hearings:

**The Commission held Final Order Hearings for the following cases:
(2022-365; 2023-165)**

Mr. Bailey, who was the Hearing Officer for case #2022-365, recused himself.

#2022-365

Chris Elliot, Assistant Disciplinary Counsel, represented the State. The Respondent did not appear.

MOTION:

Mr. McLeod made a motion to accept the Hearing Officer Recommendation. Mr. Dillard seconded the motion, which carried unanimously.

Mr. Roberts, who was the Hearing Officer for case #2023-165, recused himself.

#2023-165

Chris Elliot, Assistant Disciplinary Counsel, represented the State. The Respondent did not appear.

MOTION:

Mr. McLeod made a motion to accept the Hearing Officer Recommendation. Mr. Graves seconded the motion, which carried unanimously.

Reports:

Chris Cudd, Lead OIE Investigator, presented the following reports to the Commission:

OIE Status Report

Mr. Cudd reported the number of Investigations as of 8/13/2025

As of 8/13/2025

Complaints Received – 540 ; Active Investigations – 89 ;

Closed Cases – 702

IRC Report

MOTION:

Mr. Bailey made a motion to approve the Recommendation of the IRC Report. Mr. Dillard seconded this motion, which carried unanimously.

Resolution Guidelines

MOTION:

Mr. Bailey made a motion to approve the Recommendation of the IRC Resolution Guidelines. Mr. Dillard seconded this motion, which carried unanimously.

Commission Executive's Report – Janet Baumberger

None.

Public Comments

None.

Adjournment

Mr. McLeod made a motion to adjourn the Residential Builders Commission Meeting. Mr. Bailey seconded the motion, which carried unanimously. The Residential Builders Commission Meeting was adjourned at 2:12 pm.

NOTE: These minutes are a record of the motions and official actions taken by the Board and brief summary of the meeting.

STATEMENT OF RECUSAL

In accordance with Section 8-13-700(B), I hereby abstain from all votes, deliberations and other action on the following matter(s):

2022-365 Steward Sparks – Final Order Hearing

REASONS FOR RECUSAL:

Hearing Officer below



Alpha "Al" T. Bailey

8-13-25

Date