

RESIDENTIAL BUILDERS COMMISSION  
Synergy Business Park  
110 Centerview Drive Kingstree Building, Room 108  
Columbia, South Carolina 29210  
Wednesday, March 13, 2019

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

**Called To Order:**

Timothy W. 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, Bryan Dowd, Christy Rhyne, and Monte Lemmon

Timothy W. 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 person, organizations and news media in accordance with §30-4-80 of the South Carolina Freedom of Information Act.

**Approval of Agenda:**

**MOTION:**

Mr. Bailey made a motion to approve the March 13, 2019 Residential Builders Commission Meeting Agenda. Ms. Rhyne seconded the motion, which carried unanimously.

**Approval of Minutes for the February 13, 2019 Meeting:**

**MOTION:**

Ms. Rhyne made a motion to approve the February 13, 2019 meeting minutes. Mr. Bailey seconded the motion, which carried unanimously.

**Approval /Disapproval of Absent Members:**

All members present.

**Chairman's Remarks:**

*Timothy W. Roberts*

Mr. Roberts reminded everyone that this meeting is being recorded and asked that everyone please speak clearly. Additionally, he advised all applicants and licensees to direct their questions to the chairman of the board.

**Application Reviews:**

*Jay Kalin*

The Commission held an application review regarding Jay Kalin. Mr. Kalin appeared before the Commission, and was represented by Ms. Kathleen McDowell.

**MOTION:**

Mr. Bailey made a motion to allow Mr. Kalin to sit for the exam. Ms. Rhyne seconded the motion, which carried unanimously.

*William Strait*

The Commission held an application review regarding Mr. William Strait. Mr. Strait appeared before the Commission and was represented by Mr. Cliff Welch.

**MOTION:**

Mr. Dillard made a motion to allow Mr. Strait to sit for the exam. Ms. Rhyne seconded the motion, which carried unanimously.

*Jerry Tabor*

The Commission held an application review regarding Jerry Tabor. Mr. Tabor appeared before the Commission and waived his right to counsel.

**MOTION:**

Mr. Dillard made a motion to enter into executive session to receive legal advice regarding Mr. Tabor's application. Ms. Rhyne seconded the motion, which carried unanimously.

**MOTION:**

Mr. Bailey made a motion to exit executive session after receiving legal advice regarding Mr. Tabor's application. Mr. Dowd seconded the motion, which carried unanimously.

**MOTION:**

Mr. Dowd made a motion to defer action on Mr. Tabor's application at this time. Ms. Rhyne seconded the motion, which carried unanimously.

*Vladislav Arsenenko*

The Commission held an application review regarding Vladislav Arsenenko. Mr. Arsenenko appeared before the Commission and waived his right to counsel.

**MOTION:**

Mr. Dowd made a motion to deny Mr. Arsenenko's application at this time due to lack of experience. Ms. Rhyne seconded the motion, which carried unanimously.

*Troy Gandee*

The Commission held an application review regarding Troy Gandee. Mr. Gandee appeared before the Commission and waived his right to counsel.

**MOTION:**

Mr. Bailey made a motion to deny Mr. Gandee's request to sit for the exam. Mr. Dowd seconded the motion, which carried unanimously.

*James Floyd*

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

**MOTION:**

Mr. Dowd made a motion to allow Mr. Floyd to sit for the exam. Ms. Rhyne seconded the motion, which carried unanimously.

*James Major*

The Commission held an application review regarding James Major. Mr. Major appeared before the Commission and waived his right to counsel. He presented a witness Mr. James W. Major.

**MOTION:**

Mr. Dillard made a motion to allow Mr. Major to sit for the exam. Mr. Lemmon seconded the motion, which carried unanimously.

*Andrew Reese*

Mr. Reese did not appear before the Commission.

**MOTION:**

No motions were made.

*Morgan Loch Jr.*

The Commission held an application review regarding Mr. Morgan Loch. Mr. Loch appeared before the Commission and waived his right to counsel.

**MOTION:**

Ms. Rhyne made a motion to allow Mr. Loch to sit for the exam. Mr. Bailey seconded the motion, which carried unanimously.

**Memorandum of Agreement:**

*Patrick McCall Case no 2017-723*

Mr. Patrick McCall was present and represented by Mr. Lester M. Bell, Jr. Esq. The State was represented by Mr. Kyle Tennis, Esq. Mr. Tennis requested that the Commission accept the Memorandum of Agreement (MOA).

**MOTION:**

Mr. Bailey made a motion to accept the MOA and assess a total fine of \$1,750.00 to be paid within 60 days from the date of the final order. Mr. Dowd seconded the motion which carried unanimously.

*Gregory Payne*

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

**MOTION:**

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

*Avery Robinson*

The Commission held an application review regarding Mr. Avery Robinson. Mr. Robinson appeared before the Commission and waived his right to counsel. He presented two witnesses.

**MOTION:**

Ms. Rhyne made a motion to allow Mr. Robinson to sit for the exam. Mr. Dillard seconded the motion, which carried unanimously.

*Wendall Hopkins*

The Commission held an application review regarding Mr. Wendall Hopkins. Mr. Hopkins appeared before the Commission and waived his right to counsel.

**MOTION:**

Ms. Rhyne made a motion to allow Mr. Hopkins to sit for the exam. Mr. Dillard seconded the motion, which carried unanimously.

*Flemmie Harris*

The Commission held an application review regarding Mr. Flemmie Harris. Mr. Harris appeared before the Commission and waived his right to counsel.

**MOTION:**

Mr. Bailey made a motion to allow Mr. Harris to sit for the exam. Ms. Rhyne seconded the motion, which carried unanimously.

*Leon Sellers*

Mr. Sellers did not appear before the Commission.

**MOTION:**

No motions were made.

*Allen K Blanton*

The Commission held an application review regarding Mr. Allen K. Blanton. Mr. Blanton appeared before the Commission and waived his right to counsel.

**MOTION:**

Mr. Bailey made a motion to approve Mr. Blanton's request for a specialty registration. Mr. Dowd seconded the motion, which carried unanimously.

*Randall Scott Banks*

The Commission held an application review regarding Mr. Randall S. Banks. Mr. Banks appeared before the Commission and waived his right to counsel. He presented a witness Karla Thomas.

**MOTION:**

Mr. Dillard made a motion to allow Mr. Banks to sit for the exam. Mr. Dowd seconded the motion, which carried unanimously.

**Final Order Hearings:**

*Mr. Jeffery Lurvern Davis Jr. case # 2016-503; 2017-306; 2017-449; 2017-492; & 2017-861*

The Board held a Final Order hearing regarding Mr. Jeffery Lurvern Davis Jr.. Mr. Davis was not present.

**MOTION:**

Ms. Rhyne made a motion to adopt the Hearing Officer's Recommendation. Mr. Lemmon seconded the motion, which carried unanimously.

**Memorandum of Agreement:**

*Ronnie Carter Case no 2018-71*

Mr. Ronnie Carter was present. The State was represented by Mr. Kyle Tennis, Esq. Mr. Tennis requested that the Commission accept the Memorandum of Agreement (MOA).

**MOTION:**

Mr. Bailey made a motion to accept the MOA and assess a total fine of \$500 to be paid within 60 days from the date of the final order. Mr. Dowd seconded the motion which carried unanimously.

**Administrator's Remarks:**

**OIE Report – Mr. Todd Bond:**

*Todd Bond, Chief Investigator of OIE*

Mr. Todd Bond, presented the OIE report. Mr. Todd Bond reported the number of investigations today:

**Complaints Received – 162**

**Active Investigations – 226**

**Closed Cases – 208**

**New Business**

A. Recommendations of IRC

**MOTION:**

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

B. Resolution Guidelines

**MOTION:**

Mr. Bailey made a motion to approve the IRC Resolution Guidelines. Mr. Lemmon seconded the motion, which carried unanimously

**Old Business:**

**Public Comments:**

**Date of Next Meeting:**

The next Residential Builders Commission meeting will be held Wednesday, April 10, 2019 in room 108.

**Adjournment:**

Mr. Lemmon made a motion to adjourn the Residential Builders Commission Meeting. Mr. Dowd seconded the motion, which carried unanimously. The Residential Builders Commission Meeting was adjourned at 1:30 p.m.

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