



**Executive Summary**  
**State Real Estate Commission**  
**One Penn Center, Harrisburg**  
**April 22, 2015**

Present at the regular meeting of the Commission were: Chair Joseph Tarantino, Vice Chair Greg Rothman, Secretary Joseph McGettigan, and Commissioners Alexis Barbieri, Vincent Galko, Joyce Haas and Jeffrey Johnson. Also present were Commission Counsel Juan Ruiz and Acting Commission Administrator Debi Misheck.

The following key discussions/actions were taken:

1. Minutes of the March 2015 meeting were approved.
2. Consent Agreement: File 10-56-02483 (Patricia Sheets) The respondent has an active associate broker's license, with no prior disciplinary history. In 2008, the respondent was acting as a dual agent in a transaction. The seller was a licensee and the buyer was a relative of the respondent. The sale was not closed; the seller alleged that the respondent did not represent the seller to the best of their ability. The respondent filed a civil action against the seller to force the sale. The action was denied. Terms of the Agreement: \$1,500 civil penalty, \$459.76 costs of investigation, 1-year suspension stayed for probation, 3-hr remedial education in ethics and representation. Commission approved.
3. Consent Agreement: File 11-56-11127 (John Teddy) The respondent was issued a license on a probationary basis in 2004; probation was lifted in 2008. The respondent listed a property and incorrectly informed a potential buyer about zoning. The respondent is charged with false representation. Terms of the Agreement: \$2,000 civil penalty. Commission approved.
4. Consent Agreement: File 12-56-09424 (Tim P. Hendricks) The respondent is a builder-owner salesperson whose license expired in 2014. The respondent failed to disclose a guilty plea regarding a DUI and a reckless endangerment charge within 30-days. Both charges were disclosed on the 2012 renewal. Terms of the Agreement: public reprimand, \$1,000 civil penalty, \$187.95 costs of investigation, 1-year suspension stayed for probation. Commission approved.
5. Consent Agreement: 13-56-05364 (Jay A. Corl) The respondent is a salesperson who failed to disclose a guilty plea regarding simple assault and reckless endangerment charge within 30-days. Both charges occurred in 1996 and were not disclosed until 2013. Terms of the Agreement: public reprimand and \$2,000 civil penalty. Commission approved.
6. Consent Agreement: 13-56-11213 (Jan L. Harigle) The respondent is a salesperson whose license expired in 2014. The respondent was found guilty of forgery in 2014. The incident was real estate related but the respondent's license was inactive at the time. Terms of the Agreement: license revocation. Commission approved.

7. The Commission approved a final adjudication and order in the case of BPOA vs Terrence L McKenzie (File 12-56-10220) and Michael A Bernotas (File 14-56-00598).
8. The Commission denied approval for the following continuing education course:
  - Marketing and Social Media
9. Rules and Regulations Committee
  - Regulation 16A-5616 (Advertising and Solicitation) – The proposed rulemaking would require licensees to advertise or otherwise hold themselves out to the public only under the name listed on their license.
    - Most Recent Action: The Commission reviewed and approved a draft to be sent to stakeholders for input.
  - Regulation 16A-5622 (Escrow Requirements) – The proposed rulemaking would establish additional escrow requirements consistent with the changes made by Act 14 of 2009.
    - Most Recent Action: No movement.
  - Regulation 16A-5623 (Civil Penalties) – The proposed rulemaking would amend the schedule of civil penalties to implement Act 48 penalties for continuing education violations.
    - Most Recent Action: No movement.
10. The Commission engaged in a dialogue with the Pennsylvania Association of Realtors® on potential changes to the Real Estate Licensing and Registration Act (RELRA) regarding education requirements and Broker Price Opinions (BPOs).
11. Next Meeting – May 19-20, 2015.

The foregoing represents the author's best interpretation of the significant actions and discussions of the Commission. Aside from the meeting agenda, the author receives no supporting documentation or materials in advance of the meeting, nor is the author present during any executive sessions of the Commission. Therefore, this summary may not accurately reflect official actions or positions taken. Official minutes of the proceedings may be secured by contacting the Bureau of Professional & Occupational Affairs.

Document Date: April 23, 2015

For further information, contact Jennifer Shockley, Political and Community Services Manager.