

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25

COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF STATE
BUREAU OF PROFESSIONAL AND OCCUPATIONAL AFFAIRS

F I N A L M I N U T E S

MEETING OF:

STATE REAL ESTATE COMMISSION

TIME: 11:06 A.M.

Held at

PENNSYLVANIA DEPARTMENT OF STATE

2601 North Third Street

One Penn Center, Room C

Harrisburg, Pennsylvania 17110

as well as

VIA MICROSOFT TEAMS

April 27, 2023

State Real Estate Commission
April 27, 2023

COMMISSION MEMBERS:

Joseph Tarantino, Chair, Industry Member
Jeffrey J. Johnson, Secretary, Industry Member
Annie Hanna Cestra, Industry Member
Joseph J. McGettigan, Industry Member
Jennifer Thomson, Esquire, Attorney General Designee
Kyle Sampson, Public Member
Gaetano P. Piccirilli, Esquire, Vice Chair, Public Member
Arion R. Claggett, Acting Commissioner, Bureau of Professional and Occupational Affairs

COMMISSION PERSONNEL:

Shawn J. Jayman, Esquire, Commission Counsel
Jared Hinsey, Esquire, Commission Counsel
Timothy A. Fritsch, Esquire, Commission Prosecution Liaison
Caroline A. Bailey, Esquire, Commission Prosecutor Prosecution Liaison
Ashley P. Murphy, Esquire, Commission Prosecutor
Angela L. Solomon, Esquire, Commission Prosecutor
Alice R. Glasser, Esquire, Commission Prosecutor
Nicole L. VanOrder, Esquire, Commission Prosecutor
Krista Linsenbach, Commission Administrator
Andrew LaFratte, MPA, Executive Policy Specialist, Department of State
Jessica Zukoski, Senior Legal Analyst, Department of State

ALSO PRESENT:

Henry (Hank) Lerner, Esquire, Chief Legal Officer, Pennsylvania Association of Realtors
Stephanie Gones, Compliance Analyst, The CE Shop
Michael McGee, CAE, RCE, Chief Executive Officer, Pennsylvania Association of Realtors
Al Perry, President, Pennsylvania Association of Realtors

State Real Estate Commission
April 27, 2023

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
29
30
31
32
33
34
35
36
37
38
39
40
41
42
43
44
45
46
47
48
49
50

ALSO PRESENT: (cont.)

- Marcus Huertas, Advocacy Manager, Pennsylvania Association of Realtors
- Lisa Aaron, Professional Standards & Education Manager, Pennsylvania Association of Realtors
- Jennifer Dorn
- Greg Rhodes
- Miguel De La Cruz
- Nicole Murray
- Mark McKnight
- Derek Richmond

1 ***

2 State Real Estate Commission

3 April 27, 2023

4 ***

5 [Pursuant to Section 708(a)(5) of the Sunshine Act,
6 at 9:00 a.m. the Commission entered into Executive
7 Session with Shawn J. Jayman, Esquire, Commission
8 Counsel, and Jared Hinsey, Esquire, Commission
9 Counsel, for the purpose of conducting quasi-judicial
10 deliberations on matters currently pending before the
11 Commission that are listed on the agenda. The
12 Commission returned to open session at 11:00 a.m.]

13 ***

14 The regularly scheduled meeting of the State Real
15 Estate Commission was held on Thursday, April 27,
16 2023. Joseph Tarantino, Chair, Industry Member,
17 officially called the meeting to order at 11:06 a.m.

18 ***

19 Roll Call

20 [Joseph Tarantino, Chair, Industry Member, provided a
21 roll call of Commission members.]

22 ***

23 Introduction of Attendees

24 [Krista Linsenbach, Commission Administrator,
25 requested attendees introduce themselves.]

1 ***

2 Pledge of Allegiance

3 [The Pledge of Allegiance was recited.]

4 ***

5 [Shawn J. Jayman, Esquire, Commission Counsel, noted
6 that the meeting was being recorded and voluntary
7 participation constituted consent to be recorded.

8 Mr. Jayman also noted the Commission entered into
9 Executive Session for the purpose of conducting
10 quasi-judicial deliberations on a number matters
11 currently pending before the Commission and to
12 receive the advice of counsel.]

13 ***

14 Approval of minutes of the March 15, 2023 meeting

15 CHAIR TARANTINO:

16 Do I have a motion to approve the draft
17 minutes?

18 MS. CESTRA:

19 So moved.

20 CHAIR TARANTINO:

21 Second?

22 ACTING COMMISSIONER CLAGGETT:

23 Second.

24 CHAIR TARANTINO:

25 Any question? Roll call vote.

1

2

Joseph Tarantino, aye; Jeffery Johnson,

3

aye; Annie Hanna Cestra, aye; Joseph

4

McGettigan, abstain; Jennifer Thomson,

5

abstain; Kyle Sampson, aye; Gaetano

6

Piccirilli, aye; Arion Claggett, aye.

7

[The motion carried. Joseph McGettigan and Jennifer

8

Thomson abstained from voting on the motion.]

9

10

[A Formal Hearing was held from 11:12 a.m. until

11

11:56 a.m. in the Matter of the Application for a

12

Real Estate Salesperson License of Lamont Whitest,

13

Case No. 23-56-002050.]

14

15

Report of Prosecutorial Division

16

[Alice R. Glasser, Esquire, Commission Prosecutor,

17

presented the Consent Agreement for Case Nos. 22-56-

18

002747, 22-56-006432, & 22-56-006431.]

19

20

[Ashley P. Murphy, Esquire, Commission Prosecutor,

21

presented the Consent Agreements for Case No. 22-56-

22

019316 and Case No. 22-56-005339.]

23

24

[Caroline A. Bailey, Esquire, Commission Prosecutor,

25

presented the Consent Agreements for Case No. 22-56-

1 005433 and Case Nos. 19-56-002321, 19-56-002323, &
2 19-56-002324.]

3

4 [Timothy A. Fritsch, Esquire, Commission Prosecutor,
5 presented the Consent Agreements for Case No. 22-56-
6 007651 and Case Nos. 21-56-003668 & 22-56-013094.]

7

8 MR. HINSEY:

9

Based on Executive Session
10 deliberations, I believe the Chair
11 would entertain a motion to approve the
12 Consent Agreements for the following
13 Case Numbers: Case No. 22-56-002747,
14 Case No. 22-56-006432, Case No. 22-56-
15 006431, Case No. 21-56-019316, Case No.
16 22-56-005339, Case No. 22-56-005433,
17 Case No. 19-56-002321, Case No. 19-56-
18 002323, Case No. 19-56-002324, Case No.
19 22-56-007651, Case No. 21-56-003668,
20 Case No. 22-56-013094.

21 CHAIR TARANTINO:

22

Do I have a motion to approve?

23

MS. CESTRA:

24

So moved.

25

CHAIR TARANTINO:

1 Second?

2 ACTING COMMISSIONER CLAGGETT:

3 Second.

4 CHAIR TARANTINO:

5 Roll call vote.

6
7 Joseph Tarantino, aye; Jeffery Johnson,
8 aye; Annie Hanna Cestra, aye; Joseph
9 McGettigan, aye; Jennifer Thomson, aye;
10 Kyle Sampson, aye; Gaetano Piccirilli,
11 aye; Arion Claggett, aye.

12 [The motion carried unanimously. The Respondent's
13 name at Case No. 22-56-002747 is Andrew Sundell; Case
14 No. 22-56-006432, Barry R. Angely; Case No. 22-56-
15 006431, Angely Asset Management Company DBA RE/MAX
16 Centre Realtors; Case No. 21-56-019316, Carla Eddy;
17 Case No. 22-56-005339, John F. Sweeney; Case No. 22-
18 56-005433, Hartleton Cemetery Association; Case No.
19 19-56-002321, Michael McGavisk; Case No. 19-56-
20 002323, North Pittsburgh Realty, LP; Case No. 19-56-
21 002324, Western Pennsylvania Real Estate Property
22 Management LLC; Case No. 22-56-007651, Levco Property
23 Management, LLC; Case No. 21-56-003668, Keith S.
24 Torregrossa; and Case No. 22-56-013094, C R Baxter
25 Realty Corp.]

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25

Report of Commission Counsel - Proposed Adjudication
and Order

MR. JAYMAN:

Number 10 and 11, the Proposed
Adjudications and Orders. With regard
to agenda item 10, based on Executive
Session deliberations, I believe the
Chair would entertain a motion to adopt
the Proposed Adjudication consistent
with discussions in Executive Session
and substitute the Commission's Order
in the matter of Joseph Manuel, Case
No. 22-56-011249.

MS. CESTRA:

So moved.

CHAIR TARANTINO:

Second?

ACTING COMMISSIONER CLAGGETT:

Second.

CHAIR TARANTINO:

Roll call.

Joseph Tarantino, aye; Jeffery Johnson,
aye; Annie Hanna Cestra, aye; Joseph

1 McGettigan, aye; Jennifer Thomson, aye;
2 Kyle Sampson, aye; Gaetano Piccirilli,
3 aye; Arion Claggett, aye.

4 [The motion carried unanimously.]

5 ***

6 MR. JAYMAN:

7 Number 11 on the agenda. Based on
8 Executive Session deliberations, I
9 believe the Chair would entertain a
10 motion to adopt the Proposed
11 Adjudication consistent with
12 discussions in Executive Session and
13 substitute the Commission's Order in
14 the matter of Ashley Maletto, Case No.
15 22-56-009227.

16 CHAIR TARANTINO:

17 Motion to approve?

18 MS. CESTRA:

19 So moved.

20 CHAIR TARANTINO:

21 Second?

22 ACTING COMMISSIONER CLAGGETT:

23 Second.

24 CHAIR TARANTINO:

25 Roll call vote.

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25

Joseph Tarantino, aye; Jeffery Johnson,
aye; Annie Hanna Cestra, aye; Joseph
McGettigan, aye; Jennifer Thomson, aye;
Kyle Sampson, aye; Gaetano Piccirilli,
aye; Arion Claggett, aye.

[The motion carried unanimously.]

Report of Commission Counsel - Final Adjudication and
Order

MR. HINSEY:

Number 12 on the list. Based on
Executive Session deliberations, I
believe the Chair would entertain a
motion to adopt and issue the Final
Adjudication and Order in the matter of
Kimberly Hardy, Case No. 20-56-004328.

CHAIR TARANTINO:

Motion?

MS. CESTRA:

So moved.

CHAIR TARANTINO:

Second?

ACTING COMMISSIONER CLAGGETT:

Second.

1 CHAIR TARANTINO:

2 Roll call vote.

3

4 Joseph Tarantino, aye; Jeffery Johnson,
5 aye; Annie Hanna Cestra, aye; Joseph
6 McGettigan, aye; Jennifer Thomson, aye;
7 Kyle Sampson, aye; Gaetano Piccirilli,
8 aye; Arion Claggett, aye.

9 [The motion carried unanimously.]

10

11 Report of Commission Counsel - Regulatory

12 [Shawn J. Jayman, Esquire, Commission Counsel, noted
13 that there are currently three active regulations.
14 He referred to changes in the general revisions,
15 including advertising and escrow requirements. He
16 was working on the Commission's decision to expand
17 the regulation to include general updates.

18 Mr. Hinsey provided an update regarding broker
19 price opinions, noting the annex, preamble, and
20 Regulatory Analysis Form (RAF) have been updated and
21 submitted to the Department of State's regulatory
22 counsel for review.

23 Mr. Jayman referred to licensure by endorsement,
24 noting the Commission voted to approve moving the
25 regulation through the regulatory process on August

1 2, 2022, and is currently with the Department of
2 State's regulatory counsel for review.]

3

4 Report of Commission Counsel - Other

5 [Shawn Jayman, Esquire, Commission Counsel, noted
6 previous discussion regarding the Sally Ladd case,
7 where a real estate license is not required for
8 individuals engaged in short-term vacation property
9 management services. He noted that Sally Ladd was
10 from New Jersey and provided short-term vacation
11 property management services in the Pocono Mountains
12 area.

13 Mr. Jayman informed Commission members of a
14 request about possible legislation regarding that
15 matter, noting they are in the process of putting
16 together a legislative initiative in response to the
17 Ladd case.

18 Chair Tarantino requested Mr. Jayman provide the
19 Commission with something for review, and Mr. Jayman
20 offered to present something and revisit that matter
21 at the next meeting on May 31, 2023.

22 Mr. Hinsey referred to the Ladd decision and
23 asked whether it is something the Commission would
24 like to see fall under legislation to have property
25 management like that included in a licensing type.

1 Ms. Cestra commented that property management is
2 property management, whether short-term or long-term
3 property management and did not believe it should be
4 specified as a different category. She suggested
5 keeping it as property management.]

6

7 Report of Commission Chairperson

8 [Joseph Tarantino, Chair, Industry Member, noted the
9 next scheduled Commission meeting is May 31. He also
10 mentioned that the August 15 meeting would be held in
11 Pittsburgh at 11 Stanwix Street.]

12

13 Report of Acting Commissioner - No Report

14

15 Report of Commission Administrator

16 [Krista Linsenbach, Commission Administrator, stated
17 the rollover to Pearson VUE as their exam proctor
18 went fairly smoothly and is hopeful the exam contract
19 would be fruitful for the Commission, Pearson VUE,
20 and candidates.]

21 Ms. Linsenbach noted the application process time
22 frame is around 2 to 3 weeks.

23 Mr. McGettigan asked whether there would only be
24 one request for proposal (RFP) for different boards
25 and commissions since no longer being involved in a

1 request for proposal.

2 Ms. Linsenbach explained the combining of all of
3 the different testing contracts under the Bureau of
4 Professional and Occupational Affairs (BPOA) into one
5 contract. She further explained that administrators,
6 division chiefs, and legal counsel all participated
7 in the RFP and provided extensive feedback on the
8 entire contract.

9 Mr. McGettigan expressed concern with having only
10 one contract and not having a backup plan if
11 something goes wrong.

12 Ms. Cestra noted that a few brokers asked her
13 about the list to receive from PSI.

14 Ms. Linsenbach stated PSI used to sell lists of
15 candidates who had successfully passed the exam for
16 the purpose of recruiting or marketing and the
17 subject had been broached with Pearson VUE but were
18 told Pearson VUE would not provide a list because
19 they do not participate in data sales of any kind.

20 Ms. Linsenbach informed everyone that BPOA
21 continues to sell lists of licensees, and any
22 interested party who wishes to recruit or advertise
23 to current license holders are able to go to the
24 Pennsylvania Licensing System (PALS) and purchase a
25 list through the BPOA Revenue Office.

1 Ms. Linsenbach addressed correspondence from New
2 York regarding reciprocity. She mentioned receiving
3 some panic phone calls and helpful information from
4 the Pennsylvania Association of Realtors (PAR) that
5 New York has modified their educational requirements
6 for licensure and feel they no longer have the
7 ability to be reciprocal with any other state.

8 Ms. Linsenbach explained their educational
9 requirements had been upped to the point where no
10 other state with reciprocity would match theirs now
11 and are no longer offering reciprocal licenses for
12 their individuals who wished to be licensed.

13 Ms. Linsenbach stated it was determined that New
14 York would need to formally withdraw from their
15 reciprocity agreement after discussion with legal
16 counsel. She noted that New York was notified of the
17 request for the withdrawal and their response was
18 placed on the agenda for review. She mentioned that
19 New York did not formally withdraw from the agreement
20 but reiterated their position that they would no
21 longer offer their own reciprocal licenses.

22 Ms. Linsenbach commented that legal counsel could
23 advise the Commission as to whether the Commission
24 wants to withdraw from their agreement or whether it
25 would still be appropriate to offer reciprocal

1 licenses to New York licensees given they are
2 withdrawing their offer of a reciprocal license to
3 Pennsylvania licensees.

4 Mr. Jayman informed everyone that a letter was
5 drafted March 31, 2023, explaining that an agreement
6 was reached regarding this and they failed to express
7 contractual condition precedent for terminating the
8 reciprocal agreement with the Commission because
9 there was language in there requiring written notice,
10 but the Commission never received the written notice.

11 Mr. Jayman also mentioned the Real Estate
12 Commission received a letter on April 14 stating that
13 due to recent educational requirement changes in New
14 York Real Estate Property Law, New York State would
15 no longer approve real estate salespersons and broker
16 license applications based on reciprocity.

17 Mr. McGettigan asked whether a letter could be
18 sent noting the Commission is going to hold any
19 applications for reciprocity from New York licensees
20 for licenses in their state until the matter is
21 resolved.

22 Chair Tarantino suggested sending correspondence
23 stating that the Commission would withdraw from the
24 agreement as of a certain date so nobody in New York
25 would receive a reciprocal Pennsylvania license

1 unless New York wanted to discuss the issue further.

2 Mr. Hinsey commented that someone could still
3 receive licensure under Act 41 through licensure by
4 endorsement, where they have enough experience in
5 another state to show competency and is a bypass of
6 the exam process. He mentioned that the regulations
7 for the Commission concerning Act 41 are still
8 pending regulatory review by regulatory counsel but
9 is still in effect.

10 Ms. Cestra noted someone would receive a license
11 under Act 41 but asked whether they would have to
12 abide by what a licensee in Pennsylvania would have
13 because they did not with reciprocity.

14 Ms. Linsenbach explained that they would still be
15 issued a standard license by the standard method.
16 She noted that those licensed by the reciprocal
17 method, which is something that is outlined in the
18 law and regulations for the Commission, would exempt
19 them from CE, and they would not have to prove any
20 qualifications but maintain an active license in the
21 other state and be required to maintain their
22 principal place of business outside of Pennsylvania.

23 Chair Tarantino commented that no one would
24 receive a New York license but anyone who has a
25 license would keep the license.

1 Michael McGee, CAE, Chief Executive Officer,
2 Pennsylvania Association of Realtors, referred to New
3 York's website and further explained that a license
4 under reciprocity is good until the end of the year
5 but cannot be renewed as a reciprocal license moving
6 forward.

7 Mr. McGee noted they are not calling it a
8 reciprocal license, and anyone who has some kind of
9 ability to get that license would have to tack on 2
10 hours of fair housing education to meet the state
11 requirements in order to keep a New York license.

12 Mr. McGee recommended the Commission be very
13 clear on their decision because stopping it for
14 anybody who has a Pennsylvania license who is a New
15 York licensee is going to be contacting Ms.
16 Linsenbach asking what it means for their license
17 today moving forward until it expires.

18 Chair Tarantino encouraged Commission members to
19 review New York's website and requested Mr. McGee
20 send the information for discussion at the May 1
21 meeting.]

22 ***

23 Report of Committees - Education/Examination
24 MS. CESTRA:

25 Education has had a few applications

1 for classes. We'd like to make a
2 motion that we approve the Broker Pre-
3 Licensing Course - Basic Appraisal
4 Procedures.

5 CHAIR TARANTINO:

6 We have a motion. Could we have a
7 second?

8 ACTING COMMISSIONER CLAGGETT:

9 Second.

10 CHAIR TARANTINO:

11 Roll call.

12
13 Joseph Tarantino, aye; Jeffery Johnson,
14 aye; Annie Hanna Cestra, aye; Joseph
15 McGettigan, aye; Jennifer Thomson, aye;
16 Kyle Sampson, aye; Gaetano Piccirilli,
17 aye; Arion Claggett, aye.

18 [The motion carried unanimously.]

19 ***

20 MS. CESTRA:

21 We'd like to make a motion to approve
22 the following CE Courses: Course
23 Broker Supervisory Duties, Policies,
24 and Risk Management; Learning from the
25 Past Case Studies of Historic

1 Violations; Mandatory Pennsylvania
2 Broker and Licensee Responsibilities;
3 Pennsylvania Broker and Licensee
4 Responsibilities; Pennsylvania Licensee
5 Responsibilities and Recent Court
6 Cases; The Responsibilities of the
7 Broker and Their Licensees.

8 CHAIR TARANTINO:

9 Second?

10 ACTING COMMISSIONER CLAGGETT:

11 Second.

12 CHAIR TARANTINO:

13 Roll call vote.

14
15 Joseph Tarantino, aye; Jeffery Johnson,
16 aye; Annie Hanna Cestra, aye; Joseph
17 McGettigan, aye; Jennifer Thomson, aye;
18 Kyle Sampson, aye; Gaetano Piccirilli,
19 aye; Arion Claggett, aye.

20 [The motion carried unanimously.]

21 ***

22 MS. CESTRA:

23 We'd like to make a motion to deny the
24 following Courses: Real Estate
25 Business Plan; The Ethical Agent -

1 Understanding Agency, Fair Housing,
2 Ethics. They were submitted as
3 required mandatory CE and is why we are
4 denying them.

5 CHAIR TARANTINO:

6 Second?

7 ACTING COMMISSIONER CLAGGETT:

8 Second.

9 CHAIR TARANTINO:

10 Roll call vote.

11
12 Joseph Tarantino, aye; Jeffery Johnson,
13 aye; Annie Hanna Cestra, aye; Joseph
14 McGettigan, aye; Jennifer Thomson, aye;
15 Kyle Sampson, aye; Gaetano Piccirilli,
16 aye; Arion Claggett, aye.

17 [The motion carried unanimously.]

18 ***

19 MS. CESTRA:

20 We'd like to make a motion that we
21 approve the Application for a Real
22 Estate Salesperson's License allowing
23 them to use their college courses taken
24 in real estate to meet the education
25 requirements for the testing, and the

1 person is Megan Lesko.

2 CHAIR TARANTINO:

3 Second?

4 ACTING COMMISSIONER CLAGGETT:

5 Second.

6 CHAIR TARANTINO:

7 Roll call vote.

8

9 Joseph Tarantino, aye; Jeffery Johnson,
10 aye; Annie Hanna Cestra, aye; Joseph
11 McGettigan, aye; Jennifer Thomson, aye;
12 Kyle Sampson, aye; Gaetano Piccirilli,
13 aye; Arion Claggett, aye.

14 [The motion carried unanimously.]

15 ***

16 Report of Committees - Enforcement - Application
17 Review

18 MR. MCGETTIGAN:

19 I'd like to make the motion that the
20 Application of Jennifer Dorn be tabled
21 until next month.

22 CHAIR TARANTINO:

23 Second?

24 ACTING COMMISSIONER CLAGGETT:

25 Second.

1 CHAIR TARANTINO:

2 Roll call vote.

3

4 Joseph Tarantino, aye; Jeffery Johnson,
5 aye; Annie Hanna Cestra, aye; Joseph
6 McGettigan, aye; Jennifer Thomson, aye;
7 Kyle Sampson, aye; Gaetano Piccirilli,
8 aye; Arion Claggett, aye.

9 [The motion carried unanimously.]

10

11 MR. MCGETTIGAN:

12 I'd like to make a motion that the
13 following Applications be approved:
14 Kristen Jowett Little and Mark
15 McKnight.

16 CHAIR TARANTINO:

17 Second?

18 ACTING COMMISSIONER CLAGGETT:

19 Second.

20 CHAIR TARANTINO:

21 Roll call.

22

23 Joseph Tarantino, aye; Jeffery Johnson,
24 aye; Annie Hanna Cestra, aye; Joseph
25 McGettigan, aye; Jennifer Thomson, aye;

1 Kyle Sampson, aye; Gaetano Piccirilli,
2 aye; Arion Claggett, aye.

3 [The motion carried unanimously.]

4 ***

5 Report of Committees - Enforcement - Informal
6 Conferences

7 MR. MCGETTIGAN:

8 We held three informal conferences
9 today. I'd like to make a motion to
10 approve Tyler St. Onge with no barrier.

11 CHAIR TARANTINO:

12 Second?

13 ACTING COMMISSIONER CLAGGETT:

14 Second.

15 CHAIR TARANTINO:

16 Roll call vote.

17
18 Joseph Tarantino, aye; Jeffery Johnson,
19 aye; Annie Hanna Cestra, aye; Joseph
20 McGettigan, aye; Jennifer Thomson, aye;
21 Kyle Sampson, aye; Gaetano Piccirilli,
22 aye; Arion Claggett, aye.

23 [The motion carried unanimously.]

24 ***

25 MR. MCGETTIGAN:

1 I make a motion that the license of
2 Miguel De La Cruz be put on probation
3 through his criminal probation, which
4 is November.

5 CHAIR TARANTINO:

6 Second?

7 ACTING COMMISSIONER CLAGGETT:

8 Second.

9 CHAIR TARANTINO:

10 Roll call.

11
12 Joseph Tarantino, aye; Jeffery Johnson,
13 aye; Annie Hanna Cestra, aye; Joseph
14 McGettigan, aye; Jennifer Thomson, aye;
15 Kyle Sampson, aye; Gaetano Piccirilli,
16 aye; Arion Claggett, aye.

17 [The motion carried unanimously.]

18 ***

19 MR. MCGETTIGAN:

20 I'd like to make a motion that Collin
21 Meenihan be approved with no further
22 barrier.

23 CHAIR TARANTINO:

24 Second?

25 ACTING COMMISSIONER CLAGGETT:

1 Second.

2 CHAIR TARANTINO:

3 Roll call.

4

5 Joseph Tarantino, aye; Jeffery Johnson,
6 aye; Annie Hanna Cestra, aye; Joseph
7 McGettigan, aye; Jennifer Thomson, aye;
8 Kyle Sampson, aye; Gaetano Piccirilli,
9 aye; Arion Claggett, aye.

10 [The motion carried unanimously.]

11

12 Old/New Business

13 [Al Perry, President, Pennsylvania Association of
14 Realtors, informed Commission members of an upcoming
15 PAR Day on the Hill at the Capitol on Wednesday, June
16 7 to discuss issues facing the industry. He
17 mentioned that last year's event was successful by
18 highlighting the need for 1031 regarding like-kind
19 exchange, which passed shortly afterwards.

20 Mr. Perry mentioned that April is Fair Housing
21 Month and PAR would be in Washington, D.C., for the
22 National Association of Realtors (NAR) Conference. He
23 noted their Board of Directors for NAR would be
24 considering the addition of a mandatory 2-hour fair
25 housing training event every 3 years for realtor

1 members to coincide with the National Association of
2 Realtors Code of Ethics training. He mentioned that
3 PAR and NAR have provided resources to educate
4 members on fair housing issues to ensure open housing
5 markets free of discrimination.

6 Mr. Perry announced Governor Shapiro directed
7 state agencies, boards, and commissions to compile a
8 catalog of licenses they issue and the length of time
9 it takes for the agencies to respond to applications
10 in an effort to move more effectively and serve
11 Pennsylvanians.

12 Acting Commissioner Claggett informed Mr. Perry
13 that the list of licenses were submitted to Governor
14 Shapiro's Office for the entire department last week
15 and is currently being reviewed. He will provide a
16 timeline at a later date once the review is complete.

17 Mr. Perry mentioned that Acting Secretary Schmidt
18 and Acting Commissioner Claggett had previously
19 discussed that a new online licensing system would be
20 rolled out and interested stakeholders would have an
21 opportunity to provide comments and feedback. He
22 asked whether there was a process in place to collect
23 stakeholder input.

24 Acting Commissioner Claggett explained that there
25 is currently nothing in place because they are still

1 meeting with the vendor to write the requirements but
2 would put out an RFP for comments once the
3 requirements are complete.

4 Chair Tarantino suggested Mr. Perry mention that
5 it takes over a year to receive a National Pollutant
6 Discharge Elimination System (NPDES) permit from the
7 Department of Environmental Protection (DEP) at the
8 PAR Day on the Hill Meeting.]

9 ***

10 Adjournment

11 CHAIR TARANTINO:

12 Motion to adjourn.

13 MR. MCGETTIGAN:

14 So moved.

15 ACTING COMMISSIONER CLAGGETT:

16 Second.

17 CHAIR TARANTINO:

18 We're adjourned.

19 ***

20 [There being no further business, the State Real
21 Estate Commission Meeting adjourned at 12:51 p.m.]

22 ***

23

24

25

26

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26

CERTIFICATE

I hereby certify that the foregoing summary minutes of the State Real Estate Commission meeting, was reduced to writing by me or under my supervision, and that the minutes accurately summarize the substance of the State Real Estate Commission meeting.



Derek Richmond,
Minute Clerk
Sargent's Court Reporting
Service, Inc.

STATE REAL ESTATE COMMISSION
REFERENCE INDEX

April 27, 2023

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
29
30
31
32
33
34
35
36
37
38
39
40
41
42
43
44
45
46
47
48
49
50

TIME	AGENDA
9:00	Executive Session
11:00	Return to Open Session
11:06	Official Call to Order
11:06	Roll Call/Introduction of Attendees
11:09	Pledge of Allegiance
11:10	Approval of Minutes
11:12	Formal Hearing - Lamont Whitest
11:55	
11:55	Report of Prosecutorial Division
12:18	Report of Commission Counsel
12:25	Report of Commission Chair
12:26	Report of Commission Administrator
12:39	Report of Committees
12:45	New/Old Business
12:51	Adjournment