

HOUSE BILL 1236

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5lr3018

By: **Delegates Vaughn, Adams, Arentz, Barron, Branch, Kramer, McConkey, Oaks, Valderrama, Valentino-Smith, and C. Wilson**

Introduced and read first time: March 4, 2015

Assigned to: Rules and Executive Nominations

A BILL ENTITLED

1 AN ACT concerning

2 **Real Estate Brokers – Licensing – Experience Requirement**

3 FOR the purpose of decreasing the number of years of experience in providing certain real
4 estate brokerage services that an individual applying for a real estate broker license
5 is required to have to qualify for the license; and generally relating to licensing of
6 real estate brokers.

7 BY repealing and reenacting, with amendments,
8 Article – Business Occupations and Professions
9 Section 17–305
10 Annotated Code of Maryland
11 (2010 Replacement Volume and 2014 Supplement)

12 SECTION 1. BE IT ENACTED BY THE GENERAL ASSEMBLY OF MARYLAND,
13 That the Laws of Maryland read as follows:

14 **Article – Business Occupations and Professions**

15 17–305.

16 (a) To qualify for a real estate broker license, an applicant shall be an individual
17 who meets the requirements of this section.

18 (b) An applicant shall be of good character and reputation.

19 (c) An applicant shall be at least 18 years old.

20 (d) (1) Except as provided in paragraph (2) of this subsection, an applicant
21 shall:

EXPLANATION: CAPITALS INDICATE MATTER ADDED TO EXISTING LAW.

[Brackets] indicate matter deleted from existing law.



1 (i) have completed successfully a course in real estate approved by
2 the Commission for real estate brokers that includes a 3 clock hour course in real estate
3 ethics approved by the Commission; and

4 (ii) have been a licensed real estate salesperson and have actively
5 and lawfully provided real estate brokerage services for at least **[3] 2** years.

6 (2) If an applicant is qualified to practice law in the State, the Commission
7 shall waive the educational and experience requirements of paragraph (1) of this subsection
8 for that applicant.

9 (e) An applicant shall pass an examination given by the Commission under §
10 17-306 of this subtitle.

11 (f) An applicant shall meet any other requirement that the Commission
12 establishes to ensure that only individuals who are professionally competent and of good
13 character and reputation are licensed.

14 SECTION 2. AND BE IT FURTHER ENACTED, That this Act shall take effect
15 October 1, 2015.