

MINUTES OF THE MEETING  
Kansas Real Estate Commission  
November 18, 2024

The Kansas Real Estate Commission held its regular meeting on Monday, November 18, 2024, at the KREC office.

**Commissioners Present:**

Natalie Moyer, Chairperson  
Bryon Schlosser, Member  
Clarissa Harvey, Member

Jacqueline Kelly, Vice-Chairperson  
Marsha McConnell, Member

**Staff Present:**

Erik Wisner, Executive Director  
Amber Nutt, Education Director  
Lindsey Bowes, Legal Assistant  
Tim O'Brien, Real Estate Specialist/Investigator  
Lynn Comfort, Real Estate Specialist

Alycia Smith, Licensing Director  
Stephanie Nelson, Senior Licensing Specialist  
Cindy Boswell, Real Estate Specialist/Senior Investigator  
Madison Collazo, Administrative Officer  
Kiereon Sisney, Real Estate Specialist

**Kansas Real Estate Commission Legal Counsel:**

Nicole Turner, Assistant Attorney General  
Spencer Taylor, Assistant Attorney General  
Joseph Behzadi, Assistant Attorney General  
Lisa Mendoza, First Assistant Attorney General

**Members of the Public:**

Chris Fosgate	Bryan Ruoff	Mark Tomb	Becky Schwab	Annelise Henley
Missy Blacketer	Maria Quintero	Bryan Ruoff	Randy Vanderpool	Katelyn Taylor
Mary Geier	Steve Metarelis	Kim Alonzo	Lauren Sams	Catharine Sales
Mark Barker	Ronda Tackett	Todd Woodburn	Coldwell Banker	Judy Klemm
Lautrice Tucker	Mark Roy	Angela Lofton	Adam Crowder	Jason Spalitto
Daniel Holliday	Gina Hunter Spalitto	Diana Welsh	Julia Thomas	Sue Walton

**Call to Order**

Ms. Moyer called the meeting to order at 9:00 a.m.

**Public Hearing – KAR 86-1-5 and 86-1-10**

Mr. Wisner presented proposed regulation changes to K.A.R. 86-1-5 and K.A.R. 86-1-10. Written comments in support or K.A.R. 86-1-10 were received by the Kansas Association of REALTORS®. No verbal comments were provided. The Commission unanimously approved by roll call vote K.A.R. 86-1-5 and K.A.R. 86-1-10.

### **Approval of the Minutes of the August 26, 2024 Meeting**

Mr. Schlosser moved to approve the minutes of the August 26, 2024, meeting. Ms. Kelly seconded the motion. Motion carried unanimously.

### **Hearing of Maria Quintero, Docket 25-2281**

#### **Licensing Report**

As of November 2024, there are 18,976 licensees, which is a decrease of 251 compared to November 2023. There are 220 pending applications (60 salesperson, 10 broker, and 150 fingerprint-only files). This is a decrease of 20 applicants compared to 2023.

#### **Education and Communication Report**

Staff has approved 2 pre-license courses and 31 continuing education courses for FY25. Pearson VUE has administered 869 exams with an overall pass rate of 54% for the term of FY25.

Ms. Nutt proposed modifying and condensing the current course completion forms down to one form for prelicense and one form for CE. The new forms will reflect regulation and licensing system changes. Mr. Schlosser moved to approve the modified and condensed course completion forms to be provided by schools to students for student records. Ms. Harvey seconded the motion. Motion carried unanimously.

Ms. Collazo presented the staff recommendation to add asynchronous distance education as an additional delivery method for KREC-provided compliance courses. The Commission asked staff to explore and provide additional information to add asynchronous distance education as an additional delivery method option.

### **Hearing of Jason C. Spalitto, Docket 25-2280**

### **Hearing of Mark A. Roy, Docket 25-2163**

### **Informal Hearing of Realty School of Kansas, Larry Rickard, School Coordinator, Docket 24-1730**

The requestor failed to show up for the hearing so their request defaulted and the agency action went into effect.

### **Hearing of Julia K. Thomas, Docket 25-2362**

#### **Director's Report**

The real estate fee fund balance as of October 31, 2024, is \$1,473,314 which is down \$44,045 from July 1, 2024. Real estate fee fund receipts for FY25 are \$392,897 and real estate fee fund expenditures for FY25 are \$413,395.

Background investigation fee fund receipts for FY25 are \$26,653 and the real estate recovery fund receipts for FY25 are \$10,228.

Mr. Wisner shared the quoted costs to provide KS supervising brokers with an updated 2025 Law Book. Ms. Harvey suggested staff create an online form to allow supervising brokers to request a printed law book.

Mr. Wisner provided an update on the Pearson VUE Examination Administration Contract Amendment. This includes a revised fee schedule where applicants pay for each part of the exam rather than one fee for both. Mr.

Schlosser moved to approve the Pearson VUE proposed exam fee schedule that charges applicants \$37.50 per state or national portion of the exam effective after the Accela licensing system go-live date. Ms. Harvey seconded the motion. The motion carried unanimously.

Mr. Schlosser moved that the Commission designate and delegate to the Executive Director its authority to provide testimony to the Legislature or answers to Legislators or Legislative Committees, during the 2025 Legislative Session, including any 2025 Special Session, on policies decided by the Kansas Real Estate Commission. Further, I move that the Executive Director is required to notify the Commission of the testimony or answers at the next meeting. Ms. Kelly seconded the motion. The motion carried unanimously.

Mr. Schlosser moved that the Commission designate and delegate to the Chairperson, or the Vice Chairperson, its authority to provide testimony or answers to Legislators or Legislative Committees, during the 2025 Legislative Session, including any 2025 Special Session, on policies that have not been finally determined by the Commission but requires an immediate response by the Commission to the requestor. Any testimony or answers to Legislators or Legislative Committees from the Chairperson, or the Vice Chairperson as the case may be, may be conveyed through the Executive Director. Further, I move that the Chairperson, or the Vice Chairperson as the case may be, is required to notify the Commission of the testimony or answers at the next meeting, whether at a special meeting or at the regularly scheduled meeting. If the Commission approves of the testimony or answers provided, the Chairperson, or the Vice Chairperson shall obtain ratification by the Commission. If the Commission disapproves of the testimony or answers provided, the Chairperson, or the Vice Chairperson shall immediately withdraw the prior testimony or answers and shall provide the requestor with the Commission's approved policy. Ms. Kelly seconded the motion. The motion carried unanimously.

### **Public Comment**

Mark Barker asked a question regarding testing registration for applicants following the licensing system transition.

### **Adjournment**

The meeting adjourned at 11:57 a.m.