

MAINE STATE LEGISLATURE

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STATE OF MAINE
HOUSE OF REPRESENTATIVES
107TH LEGISLATURE

HOUSE AMENDMENT " B " to H.P. 1548, L. D. 1865, Bill, "AN ACT Establishing Educational Requirements for Licensing of Real Estate Brokers."

Amend said Bill by inserting at the beginning of the first line after the enacting clause the following abbreviation and figure 'Sec. 1.'

Further amend said Bill by inserting at the end before the Statement of Fact the following:

'Sec. 2. 32 MRSA §4115-B is enacted to read:

§4115-B. Courses required for renewal of broker's license

The renewal of a broker's license shall be conditioned upon successful completion of at least 6 semester hours of study within a period of 6 years prior to that renewal, which study shall pertain to the real estate profession. The commission shall provide reasonable and timely notice to licensed brokers of the educational requirement for license renewal. A nonactive broker as provided for in section 4118-A shall also be required to successfully complete 6 semester hours of study pertaining to the real estate profession in order to obtain his license or reinstate his license to active status. The commission shall establish or approve educational courses in the field of real estate which satisfy the requirements of this chapter for renewal or reinstatement of a broker's license. All costs of any course established and conducted by the commission shall be reimbursed to the commission by fees charged to brokers enrolled in that course.

Sec. 3. 32 MRSa §4118-A, last ¶, first sentence is amended to read:

Anyone who has surrendered his license as described in this section and who applies for reinstatement of his license to active status shall be subject to all the provisions of this chapter applicable to an original applicant for a license, excepting written examination and fee; provided, however, that a licensed broker shall be required to successfully complete 6 semester hours of study pertaining to the real estate profession.

Sec. 4. Transitional clause. Within 5 months after the effective date of this Act, the commission shall prepare or approve courses of instruction pertaining to the real estate profession which satisfy the educational requirements for renewal or reinstatement to active status of a real estate broker's license under this Act.

A broker renewing his license within 6 years after the effective date of this Act shall be required, before his license is renewed, to have completed as many semester hours of study pertaining to the real estate profession as there are years elapsing since the effective date of this Act.

Sec. 5. Effective date. This Act shall take effect July 1, 1976.

Statement of Fact

This amendment will upgrade the knowledge of licensed real estate brokers in the State. The purchase of real estate is the single largest purchase most Maine citizens make and there must be a thorough understanding of current real estate laws on the part of all Maine real estate brokers.

Filed by Mr. Jackson of Yarmouth.

Reproduced and distributed under the direction of the Clerk of the House.

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