

Department of Planning and Budget 2019 Fiscal Impact Statement

1. Bill Number: HB2352

House of Origin	☒ Introduced	☐ Substitute	☐ Engrossed
Second House	☐ In Committee	☐ Substitute	☐ Enrolled

2. Patron: Miyares

3. Committee: General Laws

4. Title: Real Estate Board; real estate licenses.

5. Summary: Clarifies that the Real Estate Board (the Board) may establish criteria delineating the permitted activities of unlicensed individuals employed by, or affiliated as an independent contractor with, real estate licensees or under the supervision of a real estate broker. Current law only permits the Board to establish such criteria for unlicensed individuals employed by or under the supervision of a real estate broker. The bill also specifies that a real estate team may hire one or more unlicensed assistants as an employee or an independent contractor. Current law does not specify the method by which real estate teams may hire independent contractors. Finally, the bill permits an independent contractor affiliated with a disabled or deceased broker to carry on the business of the disabled or deceased broker for 180 days following the death or disability of the broker solely for the purpose of concluding the business of the deceased or disabled broker under certain circumstances. The bill contains a technical amendment.

6. Budget Amendment Necessary: No.

7. Fiscal Impact Estimates: Preliminary. See Item 8.

8. Fiscal Implications: It is anticipated this bill will not result in a fiscal impact to the Department of Professional and Occupational Regulation.

9. Specific Agency or Political Subdivisions Affected: Department of Professional and Occupational Regulation.

10. Technical Amendment Necessary: No.

11. Other Comments: None.