



Legislative Committee

March 1, 2011

1:15 – 4:30 pm

Nevada Capitol Building, Assembly Chamber Meeting Room,
Carson City, NV

Approved Minutes

<p>Members Present Ernest Freggiaro Bert Gurr Kolleen Kelley Charlie Kitchen Joanne Levy, Chair Keith Lynam Penny Mayer Devin Reiss, Vice-chair Linda Rheinberger Kellie Rubin Marv Rubin Brad Spires Mike Young Jack Woodcock</p> <p>Members Absent (Excused) George Peek</p>	<p>NVAR Staff Rob Wigton, CEO Teresa McKee, Legal Counsel Karen Walker</p> <p>Carrara Nevada Rocky Finseth Joe Brezny Isabelle Crawford Sara Ellis Sean Fellows Sean Fellows Jim Nadeau Jenny Reese Laura Wood</p>	<p>Guests Nancy Anderson Jennifer Capurro Wayne Capurro Blane Johnson Keith Kelley Patty Kelley Beth Kitchen Judy Phebus Debbie Primack Cherie Williams</p>
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- I. Call to Order. Chair Joanne Levy called the meeting to order at 1:15 pm.
- II. Approval of October 26, 2010, Meeting Minutes. The meeting minutes of October 26, 2010, were approved as presented.
- III. Session Thus Far.
 - A. Presentation by Lobbying Team: Rocky Finseth and Jenny Reese, Carrara Nevada.
 1. The lobbying team summarized the last few sessions and our successes. In the 2011 session, taxes are coming back again, as they did in 2003 and 2009. The make-up of the Legislature is significantly changed because of term limits, adding 11 new freshmen senators and 20 new freshmen to the Assembly side. On March 24, bills will start to be cut. We will be watching Sales Tax on Services closely.
 2. Our Legislative Agenda came from the local associations:
 - Private Transfer Fee (BDR 628) - revised provisions governing sales of real property. National Association of REALTORS® paid to have the language written for this bill, prohibiting private transfer fees/conveyance fees in Nevada. Assemblywoman Bustamante Adams is carrying the bill.
 - 2-4 year licensure - from four years to two years. Senator Schneider is carrying the bill.
 3. Other Real Estate Related Legislation
 - [SB189](#) – allows clients to cancel contract, if duties not performed

[SB185](#) – private transfer fees
[SB93](#) – military installations
[SB174](#) CIC, introducing a separate bill to address collection fees.

Foreclosure- working with Senator Lee
[SB136](#) and [SB195](#) – property held by banks

[AB226](#) – landlords and tenants – eviction timeframes

Energy Consumption Form – remove from statute. Energy Auditors need to be licensed.

IV. Reports/Updates.

- A. The Face of Foreclosure Report was handed out to all Legislators. It was pointed out to them the sections that pertained to their districts. The report was well received.
- B. Sales Tax on Services Study. A copy was made available to anyone who wished to see it.

V. Information Items.

- A. Gail Anderson, Real Estate Division Administrator, was present and updated the committee and guests on issues and concerns of the RED. She noted that her staff and funding will be significantly reduced.

B. Dinner with Legislators. Protocol for dining with Legislators was discussed.

VI. Executive Session. Guests were excused from the meeting at this time.

VII. Adjourn. There being no further business, the meeting was adjourned at 4:30 pm.

Respectfully submitted,

Joanne Levy, Chair