

09 SESSION REVIEW FOR REALTORS® REAL ESTATE LICENSING

Bill	Effective Date	Description
<p>AB 71 – Confidentiality of Records of Licensees and Applicants NVAR monitored this bill</p>	Effective May 18, 2009	This bill authorizes the Real Estate Division, under certain circumstances, to keep confidential the criminal and financial records of each applicant for a license or permit issued pursuant to NRS 119 (sale of subdivided land) and each person who holds such a license or permit. This bill is modeled after the confidentiality provisions that already exist for licensees and applicants pursuant to NRS 645 (real estate brokers and salesmen).
<p>AB 390 – Business Brokers NVAR opposed this bill</p>	Failed to pass out of Assembly committee by the deadline and will not become law.	<p>This bill would have exempted certain entities from the requirements of obtaining a permit to engage in business as a business broker if the transactions conducted by the entity involve only certain types of income-producing property.</p> <p>This bill would have increased the number of hours of continuing education required for the renewal of a permit as a business broker, and would have established the type of instruction an applicant for the issuance or renewal of a permit must complete.</p> <p>This bill would also have described the activities a business broker must have completed for the purposes of appointment as a designated business broker who supervises the activities of other business brokers in an office.</p>
<p>AB 548 – Payment by Credit Card to State Agencies NVAR monitored this bill</p>	Effective July 1, 2009	<p>This bill mainly deals with the amount of fees that may be charged by a state agency or local government for the use of a credit card, debit card, or electronic transfer of money to make a payment to the state agency or local government.</p> <p>This bill was of importance to REALTORS® because it gives the Real Estate Division the ability to receive payment for license renewals and other fees online.</p>
<p>SB 254 – Ethical Standards Apply to Attorneys NVAR supported this bill.</p>	Effective October 1, 2009	<p>This bill provides that an attorney who performs the functions of a real estate broker in a real estate transaction must comply with the same ethical standards that apply to real estate brokers, but is not required to be licensed as a real estate broker under NRS 645 (real estate brokers and salesmen).</p> <p>This bill also provides that an attorney who fails to comply with any such standard when he performs the functions of a real estate broker may be disciplined by the State Bar of Nevada.</p>

