



Real Estate Commission

Office of Professional Regulation, Vermont Secretary of State

89 Main Street, 3rd Floor · Montpelier, VT 05620-3402

<https://sos.vermont.gov/opr/>

This meeting was held remotely, with a designated physical location at OPR for those wishing to use State equipment, pursuant to 1 V.S.A. §§ 310-314. Commissioners and OPR staff participated remotely.

Unapproved Minutes

Thursday February 24, 2022, at 9:30 a.m.

Members Present: Alex Farrell, Paul Harsch, Mikail Stein, John Marchica and Judith Wernecke, Ad-hoc member

OPR Staff Present: Gabriel Gilman, Tara Grenier, Aprille Morrison, Michael Warren, Kelsi Alger, Rachel Heath, and Jennifer Colin

- 1. Called to Order at 9:32**
- 2. No changes to the agenda**
- 3. Approval of December 9, 2021 minutes**

Paul Harsch moved to approve the minutes as presented. John Marchica seconded the motion. The motion was approved unanimously.

4. Disciplinary Matters – 9:30

- a. 2021-59; *In re: Kelly Laliberte* – Stipulation and Consent Order
 - i. John Marchica moved to accept the stipulation and consent order as presented. Mikail Stein seconded the motion. Motion passed unanimously. Paul Harsch abstained.
- b. 2022-11 – *In re: Great Northern Land Company, LLC* – Pre-Charge Stipulation and Consent Order
 - i. Paul Harsch moved to accept the pre-charge stipulation and consent order as presented. John Marchica seconded the motion. Motion passed unanimously. Alex Farrell abstained.

5. Topics for Discussion

- a. **On-premises signage issue** – Following group discussion of the issue at hand—whether common areas in which a seller has a shared property right are part of “the premises to be sold” for purposes of sign regulation--the Commission requested that OPR recommend clarifying language for further discussion in April.

6. Education

- a. Calypso – Vermont Real Estate License Examination Prep course for 40 hours
 - i. Paul Harsch moved to approve the course for qualifying education. John Marchica seconded the approval. Motion passed unanimously.

7. Other Business

Paul Harsch requested discussion regarding the 40-hour time length for qualifying education courses. This will be added as a discussion item for April meeting.

8. Public Comment

Peter Tucker and Mike Hickey voiced agreement with the idea of increasing the number of hours required for qualifying education. Both look forward to participating in more discussion at the April meeting.

A question was asked about the return to in-person meetings. Although hopes are high for a return to in-person meetings sooner than later, a firm transition date has not yet been determined.

9. Adjourned

Paul Harsch moved to adjourn the meeting at 10:56 am. Mikhail Stein seconded the motion. Motion passed unanimously.

Next Scheduled Meeting – Thursday, April 28, 2022
Please check the office [website](#) for updates