

Board of Registration of Real Estate Brokers and Salespersons
1000 Washington Street, Boston, MA 02118
Minutes of December 9, 2015

Members Present:

Kevin Sears, Chair
Stanley Zoll, Public Member
Peter Ruffini, Industry Member
Henry DiGiacomo, Industry Member
Rashid Shaikh, Public Member

Administrative Staff Present:

Ann-Margarette Barry, Executive Director
Charles Kilb, Board Counsel
Jennifer Romeo-Porcaro, Associate Executive Director

Kevin Sears, the Chair, opened the meeting at 10:42am.

Ann Barry reviewed the Evacuation Plan.

Vote on Minutes of September 1, 2015: A motion to approve the minutes was made by Peter Ruffini, seconded by Henry DiGiacomo and unanimously adopted by the Board.

Adjudicatory Matters: Ratification A motion to ratify the Adjudicatory Matter was made by Henry DiGiacomo, seconded by Peter Ruffini and unanimously adopted by the Board.

- a. Edward Lopes Amaral RE-15-167
- b. Charles Berube RE-15-094
- c. Albert Bouchie RE-15-460
- d. Ruth Ann Gordon Bowers RE-15-455
- e. John Callahan RE-15-459
- f. Thomas Casey RE-15-458
- g. Betty Chi RE-15-434
- h. Andrew Clemons RE-13-413
- i. Samir Desai RE-15-117
- j. Daniel Flynn RE-16-085
- k. Linda Janis-Owen RE-13-426
- l. Vartan Kheremian RE-15-475
- m. Michael Murphy RE-15-453
- n. David Nuccio RE-14-335
- o. Mark Osborn RE-15-372
- p. William Richard RE-15-461
- q. Carl Stephens RE-14-455
- r. Cory Thomas RE-15-359
- s. David Weinstein RE-15-039
- t. Leon Wilburn RE-15-432

A motion to enter into Investigative Conference – Closed Session under MGL ch. 112, sec. 65C was made by Henry DiGiacomo, seconded by Peter Ruffini and unanimously adopted by the Board.

Investigative Conference – Closed Session under MGL ch. 112, sec. 65C – Chief of Investigations Chris Carroll – SA-RE-1-6005 (complaint by City of Boston regarding student rentals) - A motion to open a formal complaint was made by Peter Ruffini, seconded by Stanley Zoll and adopted by the Board. Rashid Shaikh opposed opening a formal complaint.

A motion to enter into Quasi-Judicial: Closed Session under MGL ch. 30A, Section 18 was made by Henry DiGiacomo, seconded by Peter Ruffini and unanimously adopted by the Board.

Final Decision and Order – Quasi-Judicial: Closed Session under MGL ch. 30A, Section 18: James Peebles RE-15-302 - A motion to revoke the license was made by Peter Ruffini, seconded by Stanley Zoll and adopted by the Board. Rashid Shaikh opposed revoking the license and proposed a suspension.

A motion to enter into Open Session was made by Henry DiGiacomo, seconded by Peter Ruffini and unanimously adopted by the Board.

Henry DiGiacomo and Rashid Shaikh left the Board meeting.

Office of Investigations Update: None

Executive Director's Report to the Board: None

Board Counsel, Charles Kilb Report to the Board:

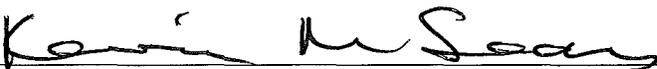
- a. **Regulation Review for Executive Order 562:** A motion to approve the proposed regulatory amendments was made by Peter Ruffini, seconded by Stanley Zoll and unanimously adopted by the Board.

Schedule Next Meeting Date: December 21, 2015 at 10:30am to discuss Regulation Review for Executive Order 562

List of Documents:

1. Agenda dated December 9, 2015
2. Minutes dated September 1, 2015

Chair Kevin Sears made a motion to adjourn the meeting at 1:10pm, seconded by Stanley Zoll and unanimously adopted by the Board.



Kevin Sears, Chair
Real Estate Brokers and Salespersons Board