



CHARLES D. BAKER
GOVERNOR

KARYN E. POLITO
LIEUTENANT GOVERNOR

MIKE KENNEALY
SECRETARY OF HOUSING AND
ECONOMIC DEVELOPMENT

Commonwealth of Massachusetts
Division of Occupational Licensure
Board of Registration of Real Estate Broker
and Salesperson

1000 Washington Street, Suite 710
Boston, Massachusetts 02118

EDWARD A. PALLESCHI
UNDERSECRETARY OF CONSUMER
AFFAIRS AND BUSINESS
REGULATION

LAYLA R. D'EMILIA
COMMISSIONER, DIVISION OF
OCCUPATIONAL LICENSURE

May 5, 2022 10:00 am

Public Minutes

Members in attendance:

Peter Ruffini, Chairman
Kimberly Allard, Member
Linda Kody, Member

Administrative Staff in attendance:

Peter Kelley, Board Counsel
Kristin Mitchell, Executive Director
Colleen Cavanaugh, Associate Executive Director

Public in attendance:

William Henchy	Christopher Marino	Adnan Salam
Jack Foley	Rob McGee	Stacey Bucci

Call to Order – Peter Ruffini opened the meeting at 10:04 a.m.

Vote on Minutes:

February 23, 2022 Public minutes
February 23, 2022 Executive minutes
March 31, 2022 Public minutes
March 31, 2022 Executive minutes
April 27, 2022 Public minutes

A motion was made by Kimberly Allard and seconded by Linda Kody and it was
so



Voted: To unanimously approve the public and executive minutes listed above.

April 27, 2022 Executive minutes
February 25, 2022 Public minutes

The above minutes were tabled.

Executive Director Report

Kristin Mitchell informed the board that since the last meeting 613 applications have been received from PSI. She also gave the following information regarding licenses that have been issued in the last month and the breakdown is as follows:

- 23 broker by exam
- 3 Atty Broker
- 18 Recip Broker
- 302 Sales by exam
- 29 Reciprocal Sales

Ms. Mitchell informed the board the we are continuing to work on the Instructor list project. Peter Kelley indicated summer interns might be available for any legal-related aspects of this project.

Board Counsel Report

Peter Kelley reviewed with the board the need to file conflict of interest disclosures in particular circumstances. If any members have a concern or a question about any matters in a board packet or any matters that will or may be discussed at a board meeting, they should contact Mr. Kelley to discuss and determine the better course of action. If disclosure forms need to be submitted, that the process can take at least 2 weeks for processing.

Application Review

Adnan Salam– applying for salesperson by exam, his RA licenses was disciplined His RA license was suspended for 2 years, 1 year probation, a number of ceus', and a \$10,000.00 fine/ his RA license is current, after having been reinstated. Fanny Mae stated he did too many appraises in one day. Mr. Salam not particularly forthcoming with an admission of the discipline-worthy conduct in RE appraiser practice.

A motion was made by Peter Ruffini and seconded by Linda Kody:

To allow Mr. Salam to continue with the application process

Roll call vote.

In favor: Peter Ruffini

Opposed: Linda Kody, Kimberly Allard

Motion Fails.

Stacey Bucci – applying for an attorney broker application, she was disciplined by the bar 1 month stayed, 1 month served. The summary she submitted from the BBO is the “official” record. It was a “plea” deal. Her husband was very ill.

A motion was made by Kimberly Allard and seconded by Linda Kody and it was so

Voted: To allow her to continue with the application process

Roll call vote.

In favor: Linda Kody, Kimberly Allard, Peter Ruffini

Discussion of Regulation Changes

The regulations will be kept as a place holder on the agenda. The board will hold separate meetings for two hours to discuss regulations. These meetings are open to the public.

Next Meeting:

The next monthly board meeting will be held on Wednesday, June 29, 2022 at 10:00 a.m.

The regulation meeting will be held on Thursday, June 16, 2022 from 10am-12pm.

Matters not anticipated by the chair:

William Henchy asked about reaching out the schools regarding information about the instructors. The board informed him that since the review and clean up of the instructors has just started, the board is limited to any information they would be able to give out.

At 11:33 a.m. A motion was made by Linda Kody and seconded by Kimberly Allard and it was so

Voted: To exit public session and enter Executive session pursuant to M.G.L. c. 30A, §21(a)(1) To discuss individuals’ character, rather than professional competence

Roll call vote. In favor: Peter Ruffini, Kimberly Allard, Linda Kody

At 1:44 p.m. A motion was made by Linda Kody and seconded by Kimberly Allard and it was so

Voted: To exit Executive Session and enter Closed session pursuant to M.G.L. c. 112, § 65C for the purposes of conducting settlement and investigative conferences.

Roll call vote. In favor: Peter Ruffini, Kimberly Allard, Linda Kody

During closed session the Board took the following actions:

2021-001054-IT-ENF- dismiss
2021-001202-IT-ENF- dismiss
2021-001216-IT-ENF- refer to Office of Investigations
2022-000014-IT-ENF-refer to prosecutions
2022-000059-IT-ENF- dismiss
2022-000068-IT-ENF- refer to Office of Investigations
2022-000069-IT-ENF- refer to Office of Investigations
2022-000083-IT-ENF- dismiss/ open a complaint for separate violation
2022-000107-IT-ENF- dismiss
2022-000200-IT-ENF- dismiss
2022-000207-IT-ENF- dismiss
2022-000231-IT-ENF- dismiss
2022-000240-IT-ENF- tabled
2022-000362-IT-ENF- dismiss

At 2:25 p.m. A motion was made by Kimberly Allard and seconded by Linda Kody and after roll call it was so

Voted: To exit closed session and enter open session for the purpose of adjourning the meeting

In favor: Peter Ruffini, Linda Kody, Kimberly Allard

Respectfully Submitted by:



Kristin Mitchell, Executive Director

7/6/22
Date