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**KENTUCKY REAL ESTATE COMMISSION
Complaint Screening Committee**

MEETING MINUTES

September 17, 2024

1:00 p.m.

**Mayo-Underwood Conference Room 229NE
500 Mero Street, Frankfort, Kentucky 40601**

***This meeting occurred via Microsoft Teams video teleconference, pursuant to KRS
61.826***

Committee Members Present

Commissioner Raquel Carter
Commissioner Ann Butler

KREA Staff

Gerald Florence, Deputy Executive Director
Patrick Riley, General Counsel
René Rogers, Staff Attorney III
Randy Kloss, KREA Investigator
Terri Hulette, Executive Administrative Secretary
Angie Reynolds, Administrative Specialist Senior
Dréa Helton, KREA Paralegal

Call to Order and Guest Welcome

A meeting of the Complaint Screening Committee (“Committee”) was called to order by Commissioner Raquel Carter at 1:11 p.m. EST on **September 17, 2024**.

Committee Meeting Minutes

Commissioner Butler made a motion to approve the **August 13, 2024**, Committee Meeting Minutes as presented. Commissioner Carter seconded the motion. With all in favor, the motion carried.

Closed Session Case Deliberations

Commissioner Butler made a motion for the Committee to enter closed session, with agency staff and counsel, pursuant to KRS 61.815(1) and 61.810(1)(c) and (1)(j) at 1:22 p.m. EST to discuss proposed or pending litigation and deliberate on individual adjudications in:

- | | | |
|--------------------|---------------------|------------------------|
| 1. 18-C-045 | 10. 22-C-009 | 19. 24-C-038 |
| 2. 21-C-058 | 11. 22-C-011 | 20. 24-C-008 |
| 3. 21-C-060 | 12. 22-C-013 | 21. 24-KREC-001 |
| 4. 21-C-061 | 13. 22-C-014 | 22. 23-KREC-001 |
| 5. 22-C-001 | 14. 23-C-014 | 23. 22-KREC-005 |
| 6. 22-C-002 | 15. 24-C-029 | 24. 23-KREC-006 |
| 7. 22-C-003 | 16. 24-C-028 | 25. 23-KREC-007 |
| 8. 22-C-006 | 17. 24-C-009 | 26. 23-KREC-005 |
| 9. 22-C-008 | 18. 24-C-026 | |

Commissioner Carter seconded the motion. The motion carried and the Committee entered into closed session deliberation.

Reconvene in Open Session

At 3:06 p.m. EST, Commissioner Butler motioned for the Committee to come out of closed session. Commissioner Carter seconded the motion. The motion carried and the Committee reconvened in open session.

Committee Recommendations

Commissioner Carter made a motion for the Committee to recommend the full Commission take the following actions:

1. **18-C-045** – Recommend further investigation as to bring the existing investigation current.
2. **21-C-058** – Recommend for investigation.
3. **21-C-060** – Recommend for investigation.
4. **21-C-061** – Recommend for investigation.
5. **22-C-001** – Recommend for dismissal.
6. **22-C-002** – Recommend for investigation.
7. **22-C-003** – Recommend for dismissal.
8. **22-C-006** – Recommend for dismissal.
9. **22-C-008** – Recommend for dismissal.

10. **22-C-009** – Recommend for dismissal.
11. **22-C-011** – Retracted Carter/Butler
12. **22-C-013** – Recommend for dismissal.
13. **22-C-014** – Recommend for dismissal.
14. **23-C-014** – Recommend send request a sworn answer.
15. **24-C-029** – Recommend send request a sworn answer and investigation.
16. **24-C-028** – Recommend for dismissal.
17. **24-C-009** – Recommend send request a sworn answer.
18. **24-C-026** – Recommend send request a sworn answer.
19. **24-C-038** – Recommend send request a sworn answer and investigation.
20. **24-C-008** – Recommend send request a sworn answer and investigation.
21. **24-KREC-001** – Recommend to approved the amended Agreed Order as presented.
22. **23-KREC-001** – Recommend approval of the final Agreed Order as presented.
23. **22-KREC-005** – Legal update.
24. **23-KREC-006** – Legal update.
25. **23-KREC-007** – Legal update – AO of voluntary surrender.
26. **23-KREC-005** – Recommend to adopt the recommended order of default judgement and issue a final order.

Commissioner Butler seconded the motion. With all in favor, the motion carried.

Meeting Adjournment

Commissioner Butler made a motion to adjourn the meeting of the Committee. Commissioner Carter seconded the motion. The motion carried and the meeting was adjourned at 3:12 p.m. EST.

Next Scheduled Meeting

The next regular meeting of the Kentucky Real Estate Commission's Complaint Screening Committee is October 15, 2024.