

Real Estate Commission Bulletin



Broker-In-Charge



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What's a Broker-in-Charge? "BIC" stands for Broker-in-Charge. Sometimes there appears to be confusion regarding the term, broker-in-charge and principal broker, believe it or not. There are licensees who contact the Real Estate Branch and refer to themselves or to their principal broker as "broker-in-charge." Hawaii Administrative Rules ("HAR") states, "Broker-in-charge" means an individual broker licensee designated by the principal broker as the broker directly in charge of and responsible to the principal broker for the real estate operations conducted at the principal place of business or a branch office. The principal broker may designate one or more brokers-in-charge of the principal place of business or branch office, provided that there shall be at least one broker-in-charge of each branch office. A broker-in-charge may be designated responsibility for more than one branch office."

"Branch office" means a "place of business other than the principal place of business from which real estate business is conducted. Branch offices located on an island different from the principal place of business shall be registered with the commission. Branch office registration shall not be required for places of business located on the same island as the principal place of business and registration shall not be required for any additional place of business from which real estate broker activities are engaged in exclusively relative to a condominium project, teal estate subdivision, larger community development developed by a single developer, time share project, new or existing shopping center, or other commercial building."

A broker-in-charge is not the same individual as the principal broker. There must be a principal broker for each licensed brokerage. Without a principal broker the brokerage is not able to function. In fact, the real estate corporation, partnership, limited liability company or limited liability partnership must have a licensed principal broker on board when it applies for its brokerage license. Without a principal broker, the brokerage will not be approved for licensure. A brokerage is not required to have a broker-in-charge, but must have a principal broker.

(cont. page 4)

CORE A 2021-2022

“Fair Play in Fair Housing: It’s Not a Game, It’s the Law”

The Commission’s mandatory core course, part A, “Fair Play in Fair Housing: It’s Not a Game, It’s the Law” is available and being offered by approved Hawaii CE Providers. Included is the 2021 legislative update. It’s not too early to sign up for Core A NOW. For the most up-to-date information on new legislation, it is recommended to complete Core A in the first year of the biennium, and Core B in the second year of the biennium.

Remember both Part A and Part B of the 2021-2022 core course must be completed in order to receive continuing education credit. If only one part is completed, the licensee will not receive any core course credit.

The core courses are available through May 31 of the odd-numbered year of the new biennium. So, the 2021-2022 core courses will not be available after May 31, 2023.

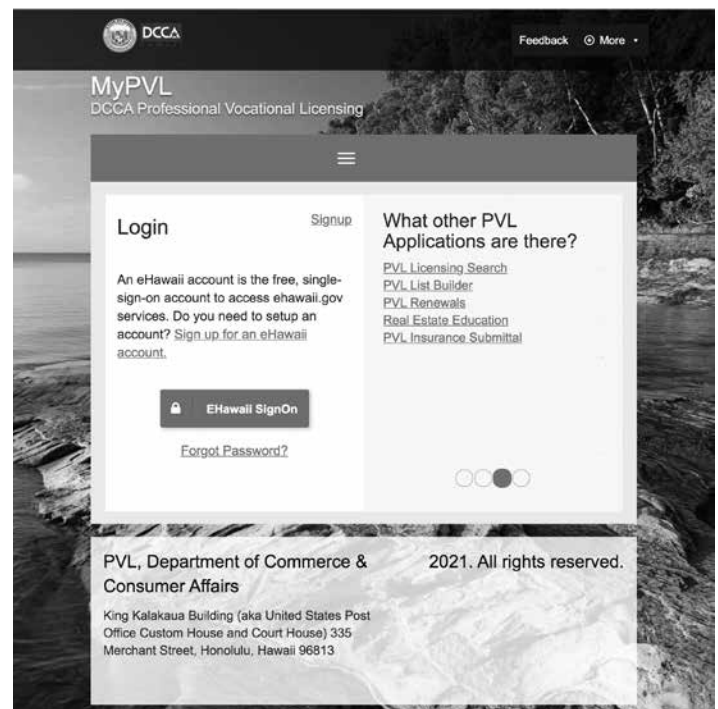
Navigating Ho‘ala, the New License Data Base

The growing pains continue with the new licensing data base, Ho‘ala. Staff continues to work with the developer to fix glitches reported. The developer has been notified about the continuing education history not being complete, not showing the correct biennium, not showing the number of course credits, course search not working or incomplete, incorrect completion date for courses, etc. Please note that the CE History in Ho‘ala will now go back two biennia only.

To check your CE History first log onto your MyPVL account. Next click on your license number, you should be brought to your license detail page. Once there look to the far right and click on the “RECE” tab. Next click on View CE History and you will be able to view and print the CE course completion certificates.

Please continue to notify the Real Estate Branch if you encounter other glitches. (Telephone: 808-586-2643, email: hirec@dcca.hawaii.gov)

Mahalo for your understanding and patience.



Did You Know...?

Your real estate license is NOT THE SAME as being a member of a local Board of REALTORS®. The real estate license is a professional license issued by the State of Hawaii’s Department of Commerce and Consumer Affairs (DCCA). This allows individuals to engage in real estate activity, either on their own or via a licensed entity. Membership in a Board of REALTORS® is a choice and comes with organizational “perks” enjoyed by members. There are about 16,250 individual real estate licensees in Hawaii. This includes about 700 sole proprietors. Membership in the Hawaii Association of REALTORS® is about two-thirds of the total number of real estate licensees in Hawaii, about 10,250 strong. Real estate licensees do not have to join the Hawaii local boards of REALTORS®. It is up to the individual licensee. However, many brokerages mandate that their associated licensees join a local board, and thus become members of the Hawaii Association of REALTORS® as well as the National Association of REALTORS®. Know the difference between holding a real estate license and being a member of a professional organization, especially come renewal time!

The Chair's Message

Aloha Real Estate Licensees:

Getting vaccinated against COVID 19 is a free choice of each individual. However, we work in a people business and the well-being of clients should be taken into consideration. It is my hope that for the safety of clients, family and friends licensees will seriously consider getting vaccinated, if not already done.

After a year's hiatus, ARELLO (Association of Real Estate License Law Officials) has resumed semi-annual conferences starting with its 2021 Mid-Year (June 29 to July 3). I was told that most, if not all, attendees, vendors, sponsors and staff were vaccinated.

HIREC OPERATIONS

The Hawaii Real Estate Commission ("HIREC") staff continues on a rotation schedule to limit the number in the office and Commission meetings are still held remotely once per month. No word on when the building will reopen for meetings or office distancing guidelines will be relaxed.

COMMISSIONER UPDATE

The Hawaii Senate has confirmed the following Commissioner nominations by Governor Ige:



P Denise La Costa
Maui Broker Commissioner
(previously interim appointed)
La Costa Realty, Principal Broker
Term through June 30, 2025



Jennifer Andrews
Oahu Broker Commissioner
ExP Realty LLC, Broker-in Charge
Term through June 30, 2025



Audrey Abe
Oahu Broker Commissioner
Harry Z Kiyabu Realty LLC
Term through June 30, 2025

I warmly welcome our new Commissioners and wish them success in the primary aspirations of the HIREC: supporting our real estate industry and consumer protection.

COINTINUING EDUCATION: CORE A

At its June 25th meeting, the HIREC approved the final version its Core A (2021-2022) required continuing education course: "Fair Play in Fair Housing: It's Not a Game, It's the Law." Working closely with CE providers, it was ready to teach July 1st. The work now begins on Core B.

Mahalo,

Michael Pang, Chair
Hawaii Real Estate Commission



Broker-In-Charge (cont. from page 1)

A broker-in-charge may be delegated many responsibilities by the principal broker. Hawaii Revised Statutes (“HRS”) §467-1.6*(c) states, “The principal broker may delegate management and supervision duties to one or more brokers in charge subject to the principal broker’s written policies and procedures. The principal broker shall be responsible for the education, enforcement, and records required of such policies and procedures.”

If a broker-in-charge is delegated specific responsibilities, these delegated responsibilities should be memorialized in the principal broker’s policies and procedures manual. Should an investigation by the Regulated Industries Complaints Office (“RICO”) occur, the brokerage’s policies and procedures manual will be reviewed to substantiate and verify responsibilities of the brokers-in-charge in the brokerage who are delegated various responsibilities. If the responsibilities are not delegated in writing, there may be possible disciplinary action taken by RICO.

HAR §16-99-3(o) notes that if a principal broker or broker-in-charge is absent from the principal place of business for more than thirty days, and no other broker-in-charge is registered for the principal place of business, the principal broker must designate a temporary principal broker or broker-in-charge and notify the commission in writing (using the Change Form). If possible, it’s a good practice to designate a broker-in-charge for the brokerage. This may be difficult for smaller brokerages, but nevertheless, to have an already-designated broker-in-charge makes good business sense.

HAR§16-99-4 Client’s account; trust funds; properties other than funds. The broker-in-charge is the only other licensee in a brokerage who may accept or receive funds, property other than funds in trust for other people. Again, the principal broker should state this responsibility in the policies and procedures manual. Note that the principal broker and broker-in-charge are jointly responsible for any trust properties and funds the principal broker authorizes the broker-in-charge to handle.

The broker-in-charge may also sign an individual licensee’s experience certification statement when the licensee is submitting his or her broker experience certificate application to the commission. The BIC may also place an individual licensee on an involuntary inactive status after written notification to the affected licensee.

The broker-in-charge is an important position. Having a broker-in-charge in place may alleviate any unforeseen circumstances that occur that affect the principal broker’s ability to function. Business may proceed pretty much as usual, specifically if a brokerage’s principal broker is suddenly incapacitated. With no broker-in-charge, the brokerage may have a difficult transition period while dealing with signing on a new principal broker.

At its February 27, 2015 monthly meeting, the Hawaii Real Estate Commission (“Commission”) issued the following informal, non-binding interpretation regarding a broker-in-charge:

Pursuant to a written request as to whether a duly licensed Hawaii real estate broker may continue to act as Broker-in-Charge of a duly licensed Hawaii real estate brokerage firm from California, the Commission concluded that in order to meet the Hawaii Administrative Rules, §16-99-2 definition of broker in charge (“BIC”) as “an individual broker licensee designated by the principal broker as the broker directly in charge of and responsible to the principal broker for the real estate operations conducted at the principal place of business or a branch office” the BIC must be physically present within the state. Therefore, the BIC shall not act as a BIC from California.

Many real estate licensees who obtain their Hawaii real estate license may not be familiar with Hawaii’s real estate licensing laws and rules. True, they must take and pass the Hawaii state portion of the license exam for salespersons or brokers. But, when it comes to setting up the real estate business in Hawaii, there may be some requirements dictated by Hawaii’s licensing laws and rules that are overlooked, or even ignored by the licensee setting up his/her brokerage. One of these possible oversights is conducting real estate activity from the mainland. The above informal, non-binding interpretation by the Commission is a clear dictate that a broker-in-charge may not act as a broker-in-charge from a mainland location.

And what about the principal broker? HAR §16-99-5.1(a)(6) states that a licensee’s license shall be placed on an involuntary inactive status should the principal broker . . . “be absent from the place of business for more than thirty calendar days, or moves out of state, and no commission approved temporary principal broker or broker-in-charge has been designated”

You have a Hawaii real estate license – it’s best you remain in Hawaii to conduct your real estate activity.

Administrative Actions

April 2021

BRADLEY Y. SAGUID
RS 78285

Case No. REC 2019-160-L

Dated 4/23/21

Facts Supporting the Licensing Violations:

Respondent submitted a real estate salesperson application dated March 13, 2016 with the Commission.

Question 2 on the application asked, "During the past 20 years have you ever been convicted of a crime where there has not been an order annulling or expunging the conviction?"

Respondent answered "no".

On or about October 30, 2015, Respondent was convicted in the District Court of the First Circuit, State of Hawaii of the petty misdemeanor criminal offense of Operating a Vehicle Under the Influence of an Intoxicant.

Violations:

HRS § 436B-19(2), HRS § 436B-19(17) and HRS § 467-20.

Sanctions:

Fine of \$1,000.00

JUDY SOBIN and JUDY SOBIN
REAL ESTATE LLC, doing
business as JUDY SOBIN &
ASSOCIATES
RB 22326

Case No. REC 2020-329-L

Dated 4/23/21

Uncontested Facts:

At all relevant times, Respondent JUDY SOBIN served as the principal broker of Respondent JUDY SOBIN REAL ESTATE LLC.

Respondent JUDY SOBIN REAL ESTATE LLC, doing business as JUDY SOBIN & ASSOCIATES is a domestic limited liability company.

RICO Allegations:

Respondents utilized the principal broker's home as the place of business from March to September in 2020. Respondents had two real estate salespersons who were not household members employed under the home occupation in violation of the City and County of Honolulu's Land Use Ordinance Sec. 21-5.350(b)1 for home occupation.

The allegations, if proven at an administrative hearing before the Commission, could constitute violations of following statutes and rules governing the conduct of real estate licensees in Hawaii as to Respondents JUDY SOBIN REAL ESTATE LLC and JUDY SOBIN.

1 The Revised Ordinance of Honolulu, Chapter 21 (Land Use Ordinance), sec. 21-5.350(b) states, "[o]nly household members shall be employed under the home occupation.(...)"

Violations:

HRS § 467-12(a), HRS § 467-14(13) and HAR § 16-99-2.

Sanctions:

Fine of \$750.00

May 2021

DENIS W. PIOSALAN
RB 22502

Case No. REC 2020-70-L

Dated 5/28/21

Uncontested Facts:

Beginning on or about May 8, 2018 to the present, Respondent was the principal broker for West Maui Resort Partners, LP.

Between approximately June 19, 2018 and June 5, 2019, pursuant to Hawaii Administrative Rules ("HAR") § 16-99-5, Respondent and/or others affiliated or formerly affiliated with West Maui Resort Partners, LP, were responsible for the submission of at least nine (9) change forms to the Commission to notify the Commission of changes concerning licensees affiliated or formerly affiliated with West Maui Resort Partners. LP.

The change forms were submitted to the Commission more than ten (10) days after the change took place and, in some cases, as much as two and three months after the change.

The parties intend to resolve any claims against West Maui Resort Partners. LP and Gregory B. Kostanoski through separate agreements or proceedings.

Violations: HRS § 467-1.6(b)(2)

Sanctions:

Fine of \$500.00

Administrative Actions (cont. from page 5)

May 2021

GREGORY B. KOSTANOSKI,
aka GREG KOSTANOSKI
RB 22146

Case No. REC 2020-70-L

Dated 5/28/21

Uncontested Facts:

Beginning on or about May 8, 2018 to the present Respondent was a broker-in-charge for West Maui Resort Partners. L.P.

Between approximately June 19, 2018 and June 5, 2019, pursuant to Hawaii Administrative Rules ("HAR") § 16-99-5, Respondent and/or others affiliated or formerly affiliated with West Maui Resort Partners. LP. submitted at least nine (9) change forms to the Commission to notify the Commission of changes concerning licensees affiliated or formerly affiliated with West Maui Resort Partners. LP.

The change forms were submitted to the Commission more than ten (10) days after the change took place and, in some cases, as much as two and three months after the change.

As broker-in-charge pursuant to HAR § 16-99-2, Respondent was directly in charge of and responsible to the principal broker for the real estate operations conducted at the principal place of business or a branch office.

The parties intend to resolve any claims against West Maui Resort Partners, L.P. and Denis W. Piosalan through separate agreements or proceedings.

Violations:

HRS § 467-1.6(b)(2)

Sanctions:

Fine of \$500.00

June 2021

MARION NALANI KUKUA
RS 63840

Case No. REC 2019-110-L

Dated 6/25/21

Findings of Fact:

While associated with Kent Nakashima and Associates ("KNA"), Respondent, licensed as a real estate salesperson, assisted in managing a rental unit owned by the Jessica Chan Miller Trust ("Miller Trust"), Van Tran trustee ("Trustee").

The property management agreement between KNA and the Miller Trust expired on October 31, 2016, and was not renewed in writing.

After the property management agreement between KNA and the Miller Trust expired, Trustee asked Respondent to continue managing the Miller Trust property for a 10% commission, to which Respondent agreed as a favor to Trustee.

From November 1, 2016 to and including April 22, 2018, Respondent continued to manage the Miller Trust property without a written property management agreement or rental management agreement.

Respondent deposited the net proceeds from rent collection for the Miller Trust property directly into the Miller Trust bank account and not KNA's client trust account.

Respondent provided Trustee with letters confirming receipt of the rental proceedings and deposits to the Miller Trust bank account.

Respondent acknowledged that he needed a real estate broker license to conduct property management transactions. Respondent explained that he continued to do so as a favor to the Miller Trust since his broker, KNA, was no longer involved in KNA.

The Miller Trust has received payment in full of all net rental proceeds.

Respondent reimbursed the Miller Trust for the security deposit for the Miller Trust property which was in KNA's account.

Violations:

HRS §§ 436B-19(8), 436B-19(14), 467-14(6), 467-14(8) and 467-14(20) and HAR § 16-99-3(b).

Order:

Respondent's license be revoked.

Administrative Actions (cont. from page 6)

June 2021

LYNIEL C. BERRIS,
aka LYNIEL N. CHOY,
dba RAINBOW REALTY
INTERNATIONAL
RB 18877

Case No. REC 2017-84-L

Dated 6/25/21

Findings of Fact:

Respondent was issued a real estate broker's license in the State of Hawaii on August 15, 2002 under license number RB 18877. The license is currently set to expire on December 31, 2020.

Respondent Lyniel Berris is the Sole Owner and Real Estate Broker of Respondent.

RICO received a complaint from Hokulani and Ho Suk Lee that Respondent failed to account for rental proceeds.

Respondent provided a 2016 ledger which indicates, among other things, that net rental proceeds were owed to the Lees in the following amounts for the months of January, February and April 2016:

<u>Month</u>	<u>Amount</u>
January	\$1,001.63
February	\$1,320.28
April	\$ 610.48

As part of the investigation, the Respondent's bank records from American Savings Bank account no. 9839 ("ASB #9839) were subpoenaed

ASB#9839 is titled in the names of Lyniel Choy and Robert Berris.

ASB#9839 appears to be a "Kalo Plus Checking" personal account inasmuch as the statements show multiple subtractions for, among other things: OEC Cafe, Auto Loan Payment, Subway, PayPal, Honolulu Coffee, Cafe Ono, Pokai Bay Beach, This Is It, longs, Starbucks, and McDonalds.

ASB #9839 also shows subtractions to Ho Suk Lee that match, in significant part, the net rental proceeds owed to the Lees as stated in the 2016 ledger mentioned above as follows:

<u>Date</u>	<u>Amount</u>
1/25/16	\$2,340.97
3/2/16	\$1,001.63
3/18/16	\$1,320.28
5/23/16	\$ 610.48

Hokulani Lee provided verification that she received the net rental proceeds from Respondent for the months of January, February and April 2016.

Violations:

HRS §§ 467-1.6(b)(1), 467-14(13), 467-14(15) and 467-14(20) and HAR§§ 16-99-3(b), 16-99-3(e) and 16-99-4(h).

Sanctions:

Fine of \$5,000.00

Respondent to enroll and complete continuing education course(s) pertaining to the proper handling of client funds, at the direction of the Real Estate Commission and at Respondent's own expense.

Administrative Actions (cont. from page 7)

June 2021

ROBALYN M. SILVER,
also known as **ROBYN MARIE**
SILVER
RS 78308

Case No. REC 2021-62-L

Dated 6/25/21

RICO Allegations:

Respondent has been employed as a real estate salesperson by Alston Group LLC, RB-22397, since October 2018.

Respondent's real estate salesperson's license was placed on delinquent status for more than 23 months, from January 1, 2019, through December 4, 2020, after Respondent inadvertently failed to renew her real estate salesperson's license in a timely manner. In that time, Respondent engaged in and earned commissions from real estate transactions.

Respondent became aware of the issue regarding her license status in November 2020. Upon learning of the issue, Respondent ceased her real estate activities, addressed and completed her outstanding continuing education requirements and restored her real estate salesperson's license to active status effective December 4, 2020.

Respondent's principal broker during the time of the foregoing allegations will be the subject of a separate proceeding or Settlement Agreement.

Violations:

HRS § 467-7

Sanctions:

Fine of \$1,500.00

KERSTIN K. ALSTON
RB 22131

Case No. REC 2021-63-L

Dated 6/25/21

RICO Allegations:

Respondent is the principal broker for Alston Group LLC, a domestic limited liability company doing business as Island Sun Real Estate Pros, under license number RB 22397.

At all times relevant herein, Robalyn M. Silver, also known as Robyn Marie Silver, was a real estate salesperson employed with Alston Group LLC.

Ms. Silver's real estate salesperson's license was placed on delinquent status for more than 23 months, from January 1, 2019, through December 4, 2020, after Ms. Silver inadvertently failed to renew her real estate salesperson's license in a timely manner. During that time, Ms. Silver engaged in and earned commissions from real estate transactions.

Respondent and Ms. Silver eventually became aware of the issue regarding Ms. Silver's license status in or about November 2020, at which point they halted Ms. Silver's real estate activities, and removed Ms. Silver from the website and advertisements. Ms. Silver then completed her outstanding continuing education requirement, and restored her real estate salesperson's license to active status, effective December 4, 2020.

Ms. Silver will be the subject of a separate proceeding or Settlement Agreement.

Representations by Respondent:

Respondent did not realize that Ms. Silver was missing from the roster for her real estate salespersons and took corrective steps upon learning of the issue with Ms. Silver's license status.

Violations:

HRS §§ 467-1.6(a) and 467-1.6(b)(7)

Sanctions:

Fine of \$1,500.00

Administrative Actions

June 2021

RYOTA SEKI

RB 22960

Case No. REC 2020-352-L

Dated 6/25/21

RICO Allegations:

On October 20, 2008, in the District Court of the First Circuit, State of Hawaii, Respondent pleaded no contest to and was convicted of the criminal petty misdemeanor offense of Operating a Vehicle under the Influence of an Intoxicant (the "OVUII" conviction).

A few years later, on February 27, 2012, in the Circuit Court of the First Circuit, State of Hawaii, Respondent pleaded guilty to and, on May 8, 2012, was convicted of the criminal misdemeanor offense of Criminal Trespass in the First Degree (the "CT-1" conviction).

Respondent fulfilled all court-imposed terms and conditions for his OVUII and CT-1 convictions, but failed to disclose the OVUII conviction on his November 2008 application for his real estate salesperson's license, and failed to disclose both his OVUII conviction and his CT-1 conviction on his August 2019 application for his real estate broker's license.

The foregoing allegations, if established at an administrative hearing before the Commission, would constitute violations of the following provisions of the Hawaii Revised Statutes ("HRS") and/or Hawaii Administrative Rules ("HAR") governing real estate licensees in the State of Hawaii:

Violations:

HRS § 436B-19(2), HRS § 436B-19(5), HRS § 436B-19(12), HRS § 436B-19(14), HRS § 436B-19(17) and HRS § 467-20.

Sanctions:

Fine of \$2,000.00

DANIEL J CRETTON

RB 14024

Case No. REC 2020-233-L

Dated 6/25/21

RICO Allegations:

On November 21, 2019, in the Circuit Court of the Second Circuit, State of Hawaii. Respondent pleaded no contest to and, on March 18, 2020, was convicted of the class-C felony offenses of Assault in the Second Degree and Terroristic Threatening in the First Degree.

Respondent reported his convictions to the Commission more than thirty days later, by letter dated May 5, 2020.

The foregoing allegations, if established at an administrative hearing before the Commission, would constitute violations of the following provisions of the Hawaii Revised Statutes ("HRS") and/or Hawaii Administrative Rules ("HAR") governing real estate licensees in the State of Hawaii:

Violations:

HRS § 436B-16(a), HRS § 436B-19(12), HRS § 436B-19(14) and HRS § 436B-19(17).

Sanctions:

Fine of \$1,500.00

Statutory/Rule Violations

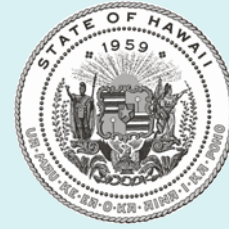
Settlement Agreement (Allegations/Sanction): A Settlement Agreement may or may not include an admission that the Respondent violated licensing laws and/or rules on a case-by-case basis.

Disciplinary Action (Factual Findings/Order): The respondent is found to have violated the specific laws and rules cited, and the Commission approves the recommended order of the Hearings Officer.

- HRS §436B-16(a) Each licensee shall provide written notice within thirty days to the licensing authority of any judgment, award, disciplinary sanction, order, or other determination, which adjudges or finds that the licensee is civilly, criminally, or otherwise liable for any personal injury, property damage, or loss caused by the licensee's conduct in the practice of the licensee's profession or vocation. A licensee shall also give notice of such determinations made in other jurisdictions.
- HRS §436B-19(2) Engaging in false, fraudulent, or deceptive advertising, or making untruthful or improbable statements.
- HRS §436B-19(5) Procuring a license through fraud, misrepresentation, or deceit.
- HRS §436B-19(8) Failure to maintain a record or history of competency, trustworthiness, fair dealing, and financial integrity.
- HRS §436B-19(12) Failure to comply, observe, or adhere to any law in a manner such that the licensing authority deems the applicant or holder to be an unfit or improper person to hold a license.
- HRS §436B-19(14) Criminal conviction, whether by nolo contendere or otherwise, of a penal crime directly related to the qualifications, functions, or duties of the licensed profession or vocation.
- HRS §436B-19(17) Violating this chapter, the applicable licensing laws, or any rule or order of the licensing authority.
- HRS §467-1.6(a) The principal broker shall have direct management and supervision of the brokerage firm and its real estate licensees.
- HRS 467-1.6(b)(1) The principal broker shall be responsible for: The client trust accounts, disbursements from those accounts, and the brokerage firm's accounting practices;
- HRS §467-1.6(b)(2) The principal broker shall be responsible for: The brokerage firm's records, contracts, and documents;
- HRS §467-1.6(b)(7) The principal broker shall be responsible for: Ensuring that the licenses of all associated real estate licensees and the brokerage firm license are current and active;
- HRS §467-7 No person within the purview of this chapter shall act as real estate broker or real estate salesperson, or shall advertise, or assume to act as real estate broker or real estate salesperson without a license previously obtained under and in compliance with this chapter and the rules and regulations of the real estate commission.
- HRS §467-12(a) Maintain a definite place of business in the state and display broker's license.
- HRS §467-14(6) When the licensee, being a real estate salesperson, acts or attempts to act as a real estate broker or represents, or attempts to represent, any real estate broker other than the real estate salesperson's employer or the real estate broker with whom the real estate salesperson is associated;
- HRS §467-14(8) Conduct constituting fraudulent or dishonest dealings.
- HRS §467-14(13) Violating this chapter, chapters 484, 514A, 514B, 514E, or 515, or section 5§16-71, or the rules adopted pursuant thereto.
- HRS §467-14(15) Commingling the money or other property of the licensee's principal with the licensee's own;
- HRS §467-14(20) Failure to maintain a reputation for or record of competency, honesty, truthfulness, financial integrity, and fair dealing.
- HRS §467-20 False statement.
- HAR §16-99-2 Place of business definition.
- HAR §16-99-3(b) The licensee shall protect the public against fraud, misrepresentation, or unethical practices in the real estate field. The licensee shall endeavor to eliminate any practices in the community which could be damaging to the public or to the dignity and integrity of the real estate profession. The licensee shall assist the commission in its efforts to regulate the practices of brokers and salespersons in this State.
- HAR §16-99-3(e) The broker shall keep in special bank accounts, separated from the broker's own funds, moneys coming into the broker's possession in trust for other persons, such as escrow funds, trust funds, clients' moneys, rental deposits, rental receipts, and other like items.
- HAR §16-99-4(h) The principal broker or broker in charge shall not commingle client's funds with other moneys...

Prelicensure Schools

Abe Lee Seminars	808-942-4472
American Dream Real Estate School, LLC	844-223-7326
American School of Real Estate Express LLC	866-739-7277
Carol Ball School of Real Estate	808-280-0470
The CE Shop, LLC	888-827-0777
Coldwell Banker Pacific Properties Real Estate School	808-597-5515
Continuing Ed Express, LLC	866-415-8521
Diamond Resorts Real Estate Academy – Hawaii, LLC	480-392-2337
Excellence in Education dba Maui Real Estate School	808-212-4861
Inet Realty	808-955-7653
Maui Real Estate Academy, LLC dba Hawaii Real Estate Academy	808-633-5737
Mayfield Real Estate, Inc., dba Global Real Estate School	573-756-0077
Mbition Learn Real Estate	800-532-7649
Ralph Foulger’s School of Real Estate	808-239-8881
Real Estate School Hawaii	808-551-6961
REMI School of Real Estate	808-230-8200
Scott Alan Bly School of Real Estate, LLC dba Bly School of Real Estate	808-738-8818
Seiler School of Real Estate	808-874-3100
Vitousek Real Estate Schools, Inc.	808-946-0505



State of Hawaii Real Estate Commission

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Continuing Education Providers

Abe Lee Seminars	808-942-4472	Hawaii Island Realtors	808-935-0827
Abe Lee Seminars	808-942-4472	Honolulu Board of Realtors	808-732-3000
American Dream Real Estate School, LLC	844-223-7326	International Association of Certified Home Inspectors (InterNACHI)	720-735-7125
At Your Pace Online, LLC	877-724-6150	Kauai Board of Realtors	808-245-4049
The Berman Education Company, LLC	808-572-0853	Mbition Learn Real Estate	800-532-7649
Building Industry Association of Hawaii	808-629-7505	McKissock, LLC	800-328-2008
Carol Ball School of Real Estate	808-280-0470	Preferred Systems, Inc.	888-455-7437
The CE Shop, LLC.	888-827-0777	Ralph Foulger’s School of Real Estate	808-239-8881
CMPS Institute, LLC	888-608-9800	Real Estate School Hawaii	808-551-6961
Coldwell Banker Pacific Properties Real Estate School	808-597-5515	Realtors’ Association of Maui, Inc.	808-873-8585
Continuing Ed Express, LLC	866-415-8521	REMI School of Real Estate	808-230-8200
Dexterity CE, LLC	512-893-6679	Residential Real Estate Council	800-462-8841, ext. 4440
Eddie Flores Real Estate Continuing Education	808-223-6301	Scott Alan Bly School of Real Estate, LLC dba Bly School of Real Estate	808-738-8818
ExceedCE	415-885-0307	Servpro Industries, LLC	615-451-0200
Finance of America Reverse	330-807-8948	Shari Motooka-Higa	808-492-7820
Franklin Energy Services, LLC	866-735-1432	Systems Effect LLC, dba Training Cove	480-517-1000
Hawaii Association of Realtors	808-733-7060	WebCE Inc.	877-488-9308
Hawaii Business Training	808-250-2384	West Hawaii Association of Realtors	808-329-4874
Hawaii CCIM Chapter	808-528-2246		
Hawaii First Realty, LLC	808-282-8051		

State of Hawaii
Real Estate Commission
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2021 Real Estate Commission Meeting Schedule

Laws & Rules Review Committee – 9:00 a.m.

**Condominium Review Committee – Upon adjournment of the Laws
& Rules Review Committee Meeting**

**Education Review Committee – Upon adjournment of the
Condominium Review Committee Meeting**

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Real Estate Commission – 9:00 a.m.

Friday, August 27, 2021
Friday, September 24, 2021
Friday, October 22, 2021
Friday, November 19, 2021
Friday, December 17, 2021

*Pursuant to ongoing COVID-19 complications, committee meetings for the foreseeable future are canceled. Any issues needing Commission approval will be reviewed at the regularly scheduled Commission meeting. Thank you for your understanding.

Meeting dates and times are subject to change without notice. Please visit the Commission's website at www.hawaii.gov/hirec or call the Real Estate Commission Office at (808) 586-2643 to confirm the dates and times of the meetings. This material can be made available to individuals with special needs. Please contact the executive officer at (808) 586-2643 to submit your request.