



**OKLAHOMA**  
Real Estate Commission

Denver N. Davison Building | 1915 N. Stiles – Suite 200 | Oklahoma City,  
Oklahoma 73105-4915

**March 22, 2023**

**AGENDA**

**OPENING OF BUSINESS MEETING**

- I. Call to Order at 9:30 am
  - II. Invocation and Pledge of Allegiance
  - III. Approval of December 14, 2022, Meeting Minutes
  - IV. Public Participation (“Open Topic”)
  - V. The Commission may vote to approve, disapprove, or take other action on any item listed on this Agenda
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**FORMAL ACTIONS**

**APPLICANT APPEALS**

**A-2022-15: Robert English (PSA)**

The Commission denied Mr. English’s application for real estate licensure because of information provided and gathered by the Investigations Department, which revealed criminal activity on background record pursuant to 59 *Okla. Stat.* § 858-301.1(B).

**A-2022-19: DaMonn Sanders (PSA)**

The Commission denied Mr. Sander’s application for real estate licensure because of information provided and gathered by the Investigations Department, which revealed criminal activity on background record in compliance with 59 Okla. Stat. § 858-301.1(B).

**A-2022-22: Tasha Knox (PSA)**

The Commission denied Ms. Knox application for real estate licensure because of information provided and gathered by the Investigations Department, which revealed criminal activity on background record pursuant to 59 Okla. Stat. § 858-301.1(B).

*Pursuant to 25 O.S. § 307(B)(8), an Executive Session is available to discuss appropriate action in response to the findings contained in the application report:*

1. *Vote to enter into Executive Session*
2. *Discussion in Executive Session*
3. *Vote to return to Open Session*
4. *Commission to vote/take appropriate action on the denial of the Application for an Oklahoma real estate license*

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**DISCIPLINARY ACTIONS**

**MOTION TO RECONSIDER**

**C-2021-88: Alex Montee; Ayden Capital, LLC**

Respondent Alex Montee and Ayden Capital, LLC request for reconsideration of the Commission’s approval of the Proposed Final Order in C-2021-88 at the December 14, 2022, Commission meeting.

*Pursuant to 25 O.S. § 307(B)(8) or 307(B)(4), an Executive Session is available to engage in deliberations or render a final or intermediate decision in an individual proceeding or to engage in confidential communications between a public body and its attorney concerning a pending investigation, litigation, or proceeding in the public interest.*

1. *Possible Vote to enter into Executive Session*
2. *Discussion in Executive Session*
3. *Vote to return to Open Session*
4. *Commission to vote/take appropriate action*

**CONSENT ORDERS**

**C-2022-153: Chong (Alex) Phu, Goldtree Realty, and Andrea Sheung**

1. Investigations determined **Chong (Alex) Phu** is in violation of the following:

- a. **Title 59 O.S. §§ 858-312(3) and 858-353(A)(1)** because Respondent failed to uphold his broker duty to treat all parties with honesty and reasonable care.
  - b. **Title 59 O.S. §§ 858-312(8) & 858-312(9) and Okla. Admin. Code 605:10-17-4(12)** because Respondent demonstrated bad faith or incompetency by failing to make appropriate disclosures regarding assignments and Respondent Phu's role as the Purchaser.
  - c. **Title 59 O.S. § 858-312(3) and Okla. Admin. Code 605:10-9-4(d)** because Respondent failed to disclose in writing on all purchase contracts pertaining to the transaction that he is a real estate licensee.
  - d. **Title 59 O.S. § 858-312(22)** because Respondent created the appearance of paying the financial requirements for a purchaser by writing the Earnest Money check on a check from a business entity Respondent owns and operates.
2. Investigations determined **Goldtree Realty** is in violation of the following:
- a. **Title 59 O.S. §§ 858-312(3) and 858-353(A)(1)** because Respondent's managing broker failed to treat all parties with honesty and reasonable care.
  - b. **Title 59 O.S. §§ 858-312(8)-(9) and Okla. Admin. Code 605:10-17-4(12)** because Respondent's agents demonstrated bad faith or incompetency by failing to make appropriate disclosures regarding assignments and Respondent Phu's role as the Buyer.
  - c. **Title 59 O.S. § 858-312(22)** because it created the appearance of paying the financial requirements for a purchaser by writing the Earnest Money check on a check with the Brokerage name at the top.
3. Investigations determined **Andrea Sheung** is in violation of the following:
- a. **Title 59 O.S. §§ 858-312(8)-(9) and Okla. Admin. Code 605:10-17-4(12)** because Respondent demonstrated bad faith or incompetency by failing to make appropriate disclosures regarding assignments and Respondent Phu's role as the Buyer.

**Consent Order:**

1. **Respondent Chong (Alex) Phu** hereby consents to:
  - a. An Administrative Fine Totaling **Twenty Thousand Dollars (\$20,000)**.
  - b. Suspension of Respondent Phu's real estate license for eighteen (18) months from the adoption of this Order. After the expiration of 18 months from the adoption of this Order, Respondent shall be eligible for reinstatement as a *sales associate*.

c. License reinstatement is contingent upon full payment of the \$20,000 Administrative Fine.

2. **Respondent Goldtree Realty** hereby consents to:

- a. An Administrative Fine Totaling **Twenty Thousand Dollars (\$20,000)**.
- b. Suspension of Respondent Goldtree Realty's real estate license for eighteen (18) months from the approval of this Order. After the expiration of 18 months from the approval of this Order, Respondent Goldtree Realty is eligible to seek reinstatement of its real estate license if either (i) Respondent Goldtree Realty appoints a new licensed broker over Goldtree Realty, or (ii) Respondent Phu successfully reinstates his license, gains at least 24 months of experience as an active sales associate, and successfully obtains a broker license.
- c. License reinstatement is contingent upon full payment of the \$20,000 administrative fine.

3. **Andrea Sheung** hereby consents to:

- a. An Administrative Fine Totaling **Five Thousand Dollars (\$5,000)**.
- b. Enrollment and completion of the 45-hour Oklahoma Post-License Course within six (6) months of this order.

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**C-2022-143, C-2022-162 and C-2022-198: Shelley Koster, Shelley Koster Real Estate, Inc., Kenny Peery, K & B Realty, LLC (Unlicensed) and Kim Taylor**

Violation(s) by Respondent **Shelley Koster**:

- a. **Title 59 O.S. §§ 858-312(7), 858-312(8), 858-312(9), 858-312(14), 858-312(21), Okla. Admin Code §§ 605:10-17-4(6), 605:10-17-2(b), 605:10-17-4(21), 605:10-7-7-4(e)**, in that, Respondent disregarded or violated provisions of the Oklahoma Real Estate License Code and Administrative Rules by: (1) failing to supervise and/or manage the activities of 18 associates at a branch office without a branch broker from April 3, 2022 to July 5, 2022, (2) failing to re-appoint a branch broker within the prescribed time period pursuant to the Oklahoma Real Estate License Code and Administrative Rules, (3) failing to file an adequate written response to a complaint within 15 days of receiving notice, (4) failing to properly supervise the activities of an associate, Respondent Taylor, who performed licensable activities after her sales associate license expired, (5) failing to properly supervise the activities of K&B Realty as the company continued to perform licensable activities for 2+ years after the business entity license expired, (6) paying commission(s) to Respondent Taylor after the expiration of Respondent Taylor's license, (7) failure to maintain all records associated with K&B Realty activities.

Violation(s) by Respondent **Kim Taylor**:

- a. **Title 59 O.S. § 858-301**, in that, Respondent Kim Taylor performed activities requiring a real estate license while her license was expired.

Violation(s) by Respondent **Kenny Peery and K & B Realty, LLC**:

- a. **Title 59 O.S. §§ 858-301, 858-312(8), 858-312(9), Okla. Admin Code §§ 605:10-17-4(12)**, in that, Respondents continued to perform licensable real estate activities without holding an active business entity license issued by the Oklahoma Real Estate Commission and may have demonstrated conduct that is improper.

**Consent Order:**

1. Respondent **Shelley Koster** hereby consents to:
  - a. Voluntarily surrender of her Managing Broker license with immediate reinstatement as a Sales Associate; an Administrative Fine totaling **Fifteen Thousand Dollars (\$15,000)**; and Respondent shall not be eligible to re-apply for a broker license until the expiration of twelve (12) months from the date this Order is approved.
2. Respondent **Shelley Koster Real Estate Inc. (BO)** is dismissed from this action because Shelly Koster is the owner of the branch office and has consolidated penalties under her individual license.
3. Respondent **Kim Taylor** hereby consents to:
  - a. An Administrative Fine totaling **Five Hundred Dollars (\$500)** and completion of **1 hour** of continuing education on utilizing the online portal and resources administered by the Oklahoma Real Estate Commission Investigators.
4. Respondent **Kenny Peery (SA)** hereby consents to:
  - a. Voluntary surrender of Oklahoma Real Estate Licensure.
  - b. An Administrative Fine Totaling **Two Thousand Dollars (\$2,000)**.

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**C-2022-137: Chamberlain Realty, LLC, Grant Wortman, and Colby Rycroft**

Violation(s) by Respondent **Chamberlain Realty, LLC**:

- a. At all times pertinent to this complaint, Respondent Chamberlain Realty, LLC, was under the exclusive control of Respondent Wortman (BM). As a result, no administrative fines or penalties are being assessed against Respondent Chamberlain Realty, LLC.

Violation(s) by Respondent **Grant Wortman (MB)**:

- a. **Title 59 O.S. §§ 858-312 (8)-(9) and Okla. Admin. Code 605:10-17-4(6), 605:10-15-1,** in that, Respondent engaged in conduct which constitutes untrustworthy, improper or dishonest dealings and disregarded or violated provisions of the Oklahoma Real Estate License Code or rules promulgated by the Commission by: (1) failing to disclose in writing to all parties on both sides of the transaction his beneficial interest in Celebration Title Company, an entity which provided closing/financial services in the transaction, and (2) failing to properly supervise the actions of an associate.

Violation(s) by Respondent **Colby Rycroft**:

- a. **Title 59 O.S. §§ 858-312 (8) & (9) and Okla. Admin. Code 605:10-17-4(12),** in that, Respondent engaged in conduct which constitutes untrustworthy, improper or dishonest dealings and disregarded or violated provisions of the Oklahoma Real Estate License Code or rules promulgated by the Commission by engaging in conduct in a real estate transaction which demonstrates bad faith or incompetency by failing to disclose in writing to all parties on both sides of the transaction her broker's beneficial interest and ownership of Celebration Title Company which was the closing company for the transaction.

**Consent Order:**

1. No Administrative Fines or penalties are being assessed against Respondent, **Chamberlain Realty, LLC.**
2. Respondent **Grant Wortman, (MB)** consents to the payment of an Administrative Fine in the total sum of **Five Thousand Dollars (\$5,000) and completion of an additional 3 hours of continuing education in the category of Code and Rules.** Any subsequent failures to disclose such beneficial interest in Celebration Title shall result in increased penalties against the Respondent up to and including suspension or revocation of licensure.
3. Respondent **Colby Rycroft, (SA)** consents to the payment of an Administrative Fine in the total sum of **One Thousand Five Hundred Dollars (\$1,500).**

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**C-2022-294: Emoly Walters, Robert Allen, and Sage Realty Partners, LLC**

Violation(s) by Respondent **Emoly Walters**:

- a. **Title 59 O.S. §§ 858-312 (8)-(9) and Okla. Admin. Code 605:10-17-4(20),** in that, Respondent demonstrated conduct which constitutes untrustworthy, improper, fraudulent, or dishonest dealings and disregarding or violating certain provisions of the Oklahoma Real Estate License Code or rules by failing to disclose her immediate family relationship to the purchaser in the transaction for which the broker is providing service.

- b. **Title 59 O.S. §§ 858-312 (8)-(9) and Okla. Admin Code 605:10-17-4(7)**, in that, Respondent demonstrated conduct which constitutes untrustworthy, improper, fraudulent, or dishonest dealings and disregarding or violating certain provisions of the Oklahoma Real Estate License Code or rules promulgated by failing to disclose in writing to any purchaser any interest she may have in the property she was selling.
- c. **Title 59 O.S. §§ 858-312(2), 858-312(8), 858-312(9) and Okla. Admin Code 605:10-17-5(2)**, in that, Respondent demonstrated conduct which constitutes untrustworthy, improper, fraudulent, or dishonest dealings and disregarding or violating certain provisions of the Oklahoma Real Estate License Code or rules promulgated by failing to disclose known material defects regarding the condition of the subject property of which the broker or associate had knowledge.

Violation(s) by Respondent **Sage Realty, Partners, LLC**:

- a. Based on a review of all evidence produced by the parties, Investigations has determined that at all relevant times hereto, Respondent Sage Realty Partners LLC, was under the exclusive ownership and control of Respondent Allen and therefore all administrative fines and penalties are being levied against the broker, Respondent Allen.

Violation(s) by Respondent **Robert Allen**:

- a. **Title 59 O.S. §§ 858-312 (8)-(9) and Okla. Admin. Code 605:10-17-4 (6)**, in that, Respondent disregarded or violated provisions of the Oklahoma Real Estate License Code and Administrative Rules by failing to properly supervise the activities of an associate.

**Consent Order:**

1. Respondent **Emoly Walters** hereby consents to an Administrative Fine totaling **(\$7,500) Seven Thousand Five Hundred Dollars**.
2. Respondent **Robert Allen** hereby consents to an Administrative Fine totaling **One Thousand Five Hundred Dollars (\$1,500)**.

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**C-2022-141: Coldwell Banker Select, LLC, Bryan Sheppard, Coldwell Banker Select, LLC (BO), Amy McReynolds and Jewel Jackson**

Violation(s) by Respondent **Jewel Jackson**:

- a. **Title 59, Oklahoma Statutes, §§ 858-312(6), 858-312(8), 858-312(9), 858-312(16) and Okla. Admin Code 605:10-13-2(1), 605:10-13-2(3)**, in that, Respondent engaged in conduct which constitutes untrustworthy, improper, or dishonest dealings and disregarded or violated provisions of the Oklahoma Real Estate License Code or rules

promulgated by the Commission by: (1) failing within a reasonable time, to account for or remit any monies, documents, or other property coming into possession of the licensee which belong to others as she failed to turn over rental proceeds held for tenants and/or property owners to the proper escrow/trust account associated with her broker/brokerage, (2) opening and maintaining an unauthorized and unregistered trust or escrow account in order to continue operating a business outside of her brokers knowledge, (3) commingling funds or property with the money or property of others which was received and held by the licensee.

**Consent Order:**

1. **Respondent, Jewell Jackson (SA)** consents to the payment of an Administrative Fine in the total sum of **Seven Thousand Dollars (\$7,000)**.
2. **Respondents, Coldwell Banker Select, LLC, Bryan Sheppard (BM), Coldwell Banker Select, LLC (BO), and Amy McReynolds** did not violate any provisions of the Oklahoma Real Estate License Code and Rules and is hereby dismissed.

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**C-2022-332: Patty Dingle, Patty Dingle – Proprietorship, and Glenda McBride**

Violation(s) by Respondent **Patty Dingle**:

- a. **Title 59 O.S. §§ 858-312 (8)-(9) and Okla. Admin. Code 605:10-17-4 (6)**, in that, Respondent failed to properly supervise the activity of her sales associate.
- b. **Title 59 O.S. § 858-312(8) and Okla. Admin. Code 605:10-17-4(12)**, in that, Respondent engaged in conduct demonstrating bad faith or incompetency by allowing access to, or control of, real property without the owner's authorization.
- c. **Title 59 O.S. § 858-312(8) and Okla. Admin. Code 605:10-17-4(16)**, in that, Respondent allowed access to a property without the owner's consent.
- d. **Title 59 O.S. § 858-312(8) and Okla. Admin. Code 605:10-17-4(17)**, in that, Respondent provided false or misleading information to the Commission during its investigation by claiming she received legal advice from an attorney who denied in writing providing any such advice.

Violation(s) by Respondent **Glenda McBride**:

- a. **Title 59 O.S. § 858-312(8) and Okla. Admin. Code 605:10-17-4(12)**, in that, Respondent engaged in conduct demonstrating bad faith or incompetency.
- b. **Title 59 O.S. §§ 858-312(8)-(9) and Okla. Admin. Code 605:10-17-4(16)**, in that, Respondent allowed access to a property without the owner's consent.



**Consent Order:**

1. **Respondent Patty Dingle** hereby consents to the payment of an Administrative Fine totaling **Two Thousand Five Hundred Dollars (\$2,500)**.
  2. **Respondent Glenda McBride** hereby consents to the payment of an Administrative Fine totaling **One Thousand Five Hundred Dollars (\$1,500)**.
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**C-2022-417: Chamberlain Realty, LLC, Grant Wortman and Jamey Holmes**

Violation(s) by Respondent **Chamberlain Realty, LLC:**

- a. Based on the action of the managing broker, Respondent Wortman, the complaint against Respondent Chamberlain Realty LLC is hereby dismissed.

Violation(s) by Respondent **Grant Wortman (MB):**

- a. **Title 59 O.S. § 858-312(9) and Okla. Admin. Code 605:10-17-4 (6)**, in that, Respondent disregarded or violated a provision of the Oklahoma Real Estate License Code or rules promulgated by the Commission by failing to properly supervise the actions of his real estate licensee, Jamey Holmes.

Violation(s) by Respondent **Jamey Holmes:**

- a. **Title 59 O.S. §§ 858-312 (8) & (9) and Okla. Admin. Code 605:10-17-4 (16)**, in that, Respondent disregarded a provision of the Oklahoma Real Estate License Code or rules promulgated by the Commission by allowing access to or control of real property without the owner's authorization.

**Consent Order:**

1. Respondent **Jamey Holmes, (SA)** consents to the payment of an Administrative Fine in the total sum of **Two Thousand Five Hundred Dollars (\$2,500)**.
  2. Respondent **Grant Wortman, (MB)** consents to the payment of an Administrative Fine in the total sum of **Seven Hundred and Fifty Dollars (\$750)**.
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**C-2022-407: Neo Realty, Inc. and David Davis**

Violation(s) by Respondent **David Davis:**

- a. **Title 59 O.S. § 858-312(8) and Okla. Admin. Code 605:10-13-1(n)**, in that, Respondent (1) disregarded or violated the Oklahoma Real Estate License Code or rules by failing to properly perform the cessation of activities for NEO Realty Group Inc.; (2) failed to

notify the Commission in writing of the cessation of activities for NEO Realty, Inc.; and (3) failed to file release forms for all licensees with the Commission.

**Consent Order:**

**Respondent David Davis** hereby consents to the payment of an Administrative Fine in the total sum of **Three Thousand Dollars (\$3,000)**.

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**C-2022-284: John Rains (Unlicensed)**

Violation(s) by Respondent **John Rains**:

- a. **Title 59, Oklahoma Statutes § 858-301**, in that, Respondent may have engaged in conduct which constitutes untrustworthy, improper, fraudulent, or dishonest dealings and disregarded or violated a provision of the Oklahoma Real Estate License Code or Rules promulgated by the Commission by unlawfully acting as a real estate licensee, or holding himself out as such, without having been licensed to do so under the Oklahoma Real Estate License Code.
- b. **Title 59, Oklahoma Statutes § 858-401(B)(1)**, in that, Respondent may have engaged in conduct which constitutes untrustworthy, improper, fraudulent or dishonest dealings and disregarded or violated a provision of the Oklahoma Real Estate License Code or Rules promulgated by the Commission by willfully and knowingly managing the properties of others without possessing a real estate license.

**Consent Order:**

**Respondent John Rains (unlicensed)** consents to the payment of an Administrative Fine in the total sum of **Three Thousand Dollars (\$3,000)**.

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**C-2022-359: Bernard Uechtriz (Unlicensed)**

Violation(s) by Respondent **Bernard Uechtriz**:

- a. **Title 59, O.S. §§ 858-301, 858-312(8)-(9), Okla. Admin. Code 605:10-17-4(12)**, as Respondent violated provisions of the Oklahoma Real Estate License Code or Rules by listing and marketing a property for sale for another person or entity without first obtaining an Oklahoma real estate license.

**Consent Order:**

**Respondent Bernard Uechtriz** hereby consents to an Administrative Fine totaling **Three Thousand (\$3,000) Dollars**.

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**C-2022-215: KMZ Properties, LLC, Saga Group, LLC, Gary Dunlap, and Karen Cox**

Violation(s) by Respondent **Gary Dunlap**:

- a. **Title 59 O.S. §§ 858-312 (8)-(9) and Okla. Admin. Code 605:10-7-8(a), 605:10-7-8(b), 605:10-17-4(22)**, in that, Respondent disregarded or violated certain provisions of the Oklahoma Real Estate License Code or rules promulgated by the commission by: (1) operating a business entity (Saga Group LLC) without having a corporate broker who holds a separate license as a real estate broker, (2) performing licensable activities outside the supervision of his broker, and (3) acting as the managing broker for all acts of Saga Group, LLC, including the acts of all associates associated with the Saga Group LLC.

**Consent Order:**

1. The complaint against **Respondent KMZ Properties, LLC**, is hereby dismissed.
2. The complaint against **Respondent, Karen Cox** is hereby dismissed.
3. No administrative fine or other penalty is being assessed against **Respondent, Saga Group, LLC**, because said entity is no longer an active or viable entity and at all pertinent times said entity was under the exclusive ownership and control of Respondent Dunlap.
4. **Respondent, Gary Dunlap** consents to the payment of an administrative fine in the total sum of **Three Thousand Dollars (\$3,000)**.

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**C-2022-6: Select Management Group, LLC, Bryan Sheppard, Leon (Ken) Rutherford, Kimberly Vining, and Janelle Nicolay**

Violation(s) by Respondents **Select Management Group, LLC** and **Leon (Ken) Rutherford**:

- a. **Title 59, Oklahoma Statutes, §§ 858-312 (8)-(9), and Okla. Admin. Code 605:10-17-4(6)**, in that, Respondent disregarded or violated a provision of the Oklahoma Real Estate License Code or rules promulgated by the Commission by failing to supervise the activities of their associates.

Violation(s) by Respondent **Kimberly Vining**:

- a. **Title 59, Oklahoma Statutes, §§ 858-312 (8)-(9) and Okla. Admin. Code 605:10-15-1(2)**, in that, Respondent engaged in conduct which constitutes untrustworthy, improper, or dishonest dealings and disregarded or violated provisions of the Oklahoma Real Estate License Code or rules promulgated by the Commission by failing to disclose her beneficial interest in Reliance Pro.
- b. **Title 59, Oklahoma Statutes, §§ 858-312 (8)-(9) and Okla. Admin. Code 605:10-17-**

**5(2)**, in that, Respondent engaged in conduct which constitutes untrustworthy, improper, or dishonest dealing and disregarded or violated provisions of the Oklahoma Real Estate License Code or rules promulgated by the Commission by failing to disclose a known defect (plumbing) at the subject property.

Violation(s) by Respondent **Janelle Nicolay**:

- a. **Title 59, Oklahoma Statutes, § 858-312(8) and Okla. Admin. Code 605:10-15-1**, in that, Respondent disregarded or violated provisions of the Oklahoma Real Estate License Code or rules promulgated by the Commission by failing to disclose to all parties, that Respondent Vining's husband was the owner of the company which provided the estimate for the cost of repairs & that Respondent Vining owned a beneficial interest in the company.

**Consent Order:**

1. **Respondents Select Management Group LLC and Leon (Ken) Rutherford (BB)** consent to the payment of an Administrative Fine in the total sum of **Seven Hundred Fifty Dollars (\$750) each**.
2. **Respondent Kimberly Vining (SA)** consents to the payment of an Administrative Fine in the total sum of **One Thousand Five Hundred Dollars (\$1,500)**.
3. **Respondent Janelle Nicolay (SA)** consents to the payment of an Administrative Fine in the total sum of **One Thousand Dollars (\$1,000)**.
4. **Respondent Sheppard (BM)** did not have knowledge of the transaction until after the same had closed. Respondent Sheppard was proactive and addressed the issues with Respondents. Further, Respondent Sheppard investigated the relationship and involvement of Respondent Vining with Reliance Pro. Accordingly, no fine or penalties are assessed against Respondent Sheppard.

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**C-2022-341: Johnny Spence, Homeworx, LLC and Worx Property Management, LLC**

Violation(s) by Respondent **Johnny Spence**:

- a. **Title 59 O.S. § 858-312(8) & (9)**, in that, Respondent disregarded or violated laws of the Oklahoma Real Estate License Code or rules promulgated by the Commission by failing to designate a broker in place to oversee the operations of Respondent Homeworx, LLC and Worx Property Management, LLC.
- b. **Okla. Admin. Code 605:10-17-4 (6)**, in that, Respondent disregarded or violated laws of the Oklahoma Real Estate License Code or rules promulgated by the Commission by failing to properly supervise the activities of associates by allowing Respondent's Homeworx, LLC and Worx Property Management, LLC to operate without a branch broker in place.

- c. *Okla. Admin. Code 605:10-7-7 (e)*, in that, Respondent Disregarded or violated laws of the Oklahoma Real Estate License Code or rules promulgated by the Commission by failing to appoint a new branch office broker and file the appropriate documents with the Commission within thirty (30) days of the occurrence of the event or vacancy.

**Consent Order:**

1. **Respondent Johnny Spence (MB)** consents to the payment of an Administrative Fine in the total sum of **Three Thousand Dollars (\$3,000)**.
2. **Respondents Homeworx, LLC and Worx Property Management, LLC** operated under the exclusive and sole direction of Respondent Spence. Accordingly, all fines and penalties are being assessed against Respondent Spence.

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**C-2022-129: Jaqueline Varela, Douglas Jones and Unique Properties of Oklahoma, LLC**

Violation(s) by Respondent **Jacqueline Varela**:

- a. **Title 59 O.S. §§ 858-312 (8)-(9) and 858-301**, in that, Respondent disregarded or violated provisions of the Oklahoma Real Estate License Code and Administrative Rules by engaging in licensable real estate activities without holding an active Oklahoma Real Estate license.

Violation(s) by Respondent **Douglas Jones and Unique Properties of Oklahoma, LLC**:

- a. **Title 59 O.S. §§ 858-312 (8)-(9) and Okla. Admin. Code 605: 10-17-4(6)**, in that, Respondents disregarded or violated provisions of the Oklahoma Real Estate License Code or rules by failing to properly supervise the activities of their associate who continued to perform activities requiring a real estate license without holding an active license to do so.
- b. **Title 59 O.S. § 858-312 (8 & 9), and Okla. Admin. Code 605:10-17-4(21)**, in that, Respondents disregarded or violated provisions of the Oklahoma Real Estate License Code or rules by failing to ensure that all persons performing real estate licensed activities under the broker are properly licensed.

**Consent Order:**

1. **Respondent Jaqueline Varela (SA)** consents to the payment of an Administrative Fine in the total sum of **One Thousand Dollars (\$1,000)**.
2. **Respondent Douglas Jones (MB)** consents to the payment of an Administrative Fine in the total sum of **One Thousand Dollars (\$1,000)**.

3. No administrative fine or other penalty is being assessed against **Respondent Unique Properties of Oklahoma LLC**, because at all pertinent times said entity was under the exclusive ownership and control of Respondent Jones.
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**C-2022-124: Solid Rock Real Estate, LLC, Michael Urie, Solid Rock Real Estate, LLC (BO), Jolynn Dotson, and Maryna Naude**

Violation(s) by Respondent **Michael Urie**:

- a. **Title 59 O.S. §§ 858-312 (8)-(9) and Okla. Admin. Code 605:10-17-4(19)**, as Respondent, disregarded or violated a provision of the Oklahoma Real Estate License Code or Rules promulgated by the Commission by cooperating with an unlicensed person or entity to perform licensed real estate activities by allowing Respondent Naude to perform licensable activities after the expiration of her license.
- b. **Title 59 O.S. § 858-312(9) and Okla. Admin. Code 605: 10-17-4(21)**, as Respondent, failed to ensure that all persons conducting licensable activities under his supervision as a broker were properly licensed by allowing Respondent Naude to conduct licensable activities after the expiration of her license.

Violation(s) by Respondent **Maryna Naude**:

- a. **Title 59 O.S. §§ 858- 301, 858-312(8)-(9)**, as Respondent disregarded or violated a provision of the Oklahoma Real Estate License Code or Rules by engaging in the performance of licensable real estate activities after the expiration of her license and continuing to receive commissions or other valuable consideration from her performance of licensable activities without having a valid real estate license.

**Consent Order:**

1. **Respondents Solid Rock Real Estate LLC, Solid Rock Real Estate LLC (BO), and Jolynn Dotson (BB)** are hereby dismissed from the pending complaint.
  2. **Respondent Michael Urie, (BM)** consents to the payment of an Administrative Fine in the total sum of **Seven Hundred Fifty Dollars (\$750)**.
  3. **Respondent Maryna Naude (PSA)** consents to the payment of an Administrative Fine in the total sum of **One Thousand Dollars (\$1,000)**.
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**C-2022-161: Chuck Fawcett Realty, Inc., Charles Fawcett, and Raymond Hubbs**

Violation(s) by Respondent **Charles Fawcett**:

- a. **Title 59, Oklahoma Statutes, §§ 858-312 (8)-(9), and Okla. Admin. Code 605:10-17-4(6) and Okla. Admin. Code 605:10-9-3.2**, as Respondent, disregarded or violated provisions of the Oklahoma Real Estate License Code or rules by failing to properly

supervise the actions of a real estate licensee, and allowing a license to advertise under an unregistered team name.

- b. **Title 59, Oklahoma Statutes, §§ 858-312 (8)-(9), and Okla. Admin. Code 605:10-9-3.2,** as Respondent, disregarded or violated provisions of the Oklahoma Real Estate License Code or rules by allowing the use of an unregistered team name.

Violation(s) by Respondent **Raymond Hubbs:**

- a. **Title 59, Oklahoma Statutes, §§ 858-312 (8)-(9), and Okla. Admin. Code 605:10-9-4(c)(3),** as Respondent, disregarded or violated provisions of the Oklahoma Real Estate License Code or rules by advertising under an unregistered team name and without a broker reference.

Violation(s) by Respondent **Charles Fawcett Realty, Inc.:**

- a. At all pertinent times hereto, Respondent Chuck Fawcett Realty, Inc., operated under the exclusive direction and control of Respondent Fawcett. No fines and penalties are being assessed against Respondent Chuck Fawcett Realty, Inc.

**Consent Order:**

1. **Respondent Chuck Fawcett Realty, Inc.,** operated under the exclusive control of Respondent Fawcett and no administrative fines or penalties are being assessed against Respondent Chuck Fawcett Realty, Inc.
2. **Respondent, Charles Fawcett (MB)** consents to the payment of an Administrative Fine in the total sum of **Seven Hundred Fifty Dollars (\$750).**
3. **Respondent, Raymond Hubbs (SA)** consents to the payment of an Administrative Fine in the total sum of **Seven Hundred Fifty Dollars (\$750).**

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**C-2023-10: Bucky Cordray**

Violation(s) by Respondent **Bucky Cordray:**

- a. **Title 59 O.S. § 858-312(8),** in that, Respondent took documents from a property without the owner's permission.

**Consent Order:**

**Respondent Bucky Cordray** hereby consents to an Administrative Fine totaling **One Thousand Dollars (\$1,000).**

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**C-2021-69: Legaseed, Inc. and Derrick Farmer**

Violation(s) by Respondents **Legaseed, Inc.** and **Derrick Farmer**:

- a. **Title 59 O.S. §§ 858-312(8), (9), (10)**, in that, Respondents may have guaranteed or permitted a real estate licensee to guarantee future profits which may result from the resale of real estate.
- b. **Title 59 O.S. § 858-312(20)**, in that, Respondent advertised to buy, sell, rent or exchange real estate without disclosing he is a real estate licensee.
- c. **Title 59 O.S. §§ 858-312(8)-(9), and Okla. Admin. Code 605:10-17-4(7)**, in that, Respondents may have conducted themselves in a manner which constitutes improper dealings by failing to make known in writing to any purchaser any interest that he had in the property he was selling.

**Consent Order:**

1. The complaint against **Respondent LEGASEED, Inc.**, is hereby dismissed.
2. Respondent **Derrick Farmer** consents to the payment of an Administrative Fine in the total sum of **One Thousand Dollars (\$1,000)**.

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**C-2023-041: Jana Fariss, Kathleen Fowler, EXP Realty, LLC and 1411 Luxury Real Estate**

Violation(s) by Respondent **Jana Fariss**:

- a. **Title 59 O.S. § 858-312(9) and Okla. Admin. Code 605:10-9-4(c)**, in that, Respondent advertised an unregistered trade/team name.

Violation(s) by Respondent **Kathleen Fowler**:

- a. **Title 59 O.S. §§ 858-312(8)-(9) and Okla. Admin. Code 605:10-17-4(6), Okla. Admin. Code 605:10-9-3.2**, in that, Respondent failed to properly supervise the activity of her associate.

Violation(s) by Respondent **EXP Realty, LLC**:

- a. **Title 59 O.S. § 858-312(8) and Okla. Admin. Code 605:10-17-4(6)**, in that, Respondent failed to properly supervise the activity of its sales associate.
- b. **Title 59 O.S. § 858-312(9) and Okla. Admin. Code 605:10-9-3.2**, in that, Respondent allowed its sales associate to advertise an unregistered trade/team name.



**Consent Order:**

1. **Respondent Jana Fariss** hereby consents to an Administrative Fine totaling **Three Hundred Dollars (\$300)**.
2. Respondent Kathleen Fowler hereby consents to an Administrative Fine totaling **Two Hundred and Fifty Dollars (\$250)**.
3. Respondent EXP Realty LLC hereby consents to an Administrative Fine totaling **Three Hundred Dollars (\$300)**.

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**C-2022-122: LBWS Owasso, Inc./ Keller Williams Premier, Julie Smith-Pittman, Mark Facey and Marvet Realty (Unlicensed)**

Violation(s) by Respondents **LBWS Owasso, Inc./ Keller Williams Premier** and **Julie Smith-Pittman**:

- a. **Title 59 O.S. §§ 858-312 (8)-(9), Okla. Admin. Code § 605:10-17-4 (6) and Okla. Admin. Code 605:10-9-3**, in that, Respondents failed to supervise the actions of a real estate licensee, Respondent Mark Facey, by allowing Respondent Facey to advertise under the name of an unregistered team name.

Violation(s) by Respondents **Mark Facey** and **MarVet Realty**:

- a. **Title 59 O.S. §§ 858-312(9), 858-301 and Okla. Admin. Code 605:10-9-4 (b)(3)**, in that, Respondents may have advertised under an unregistered trade / team name on social media without a broker reference and prior to obtaining the required registration.

**Consent Order:**

1. Respondents **Owasso Realty, Inc., / Keller Williams Premier and Julie Smith Pittman (BM)** consent to the payment of an Administrative Fine in the total sum of **Seven Hundred Fifty Dollars (\$750)**.
2. **Respondent Mark Facey (PSA) and MarVet Realty** (unlicensed) consent to the payment of an Administrative Fine in the total sum of **Seven Hundred Fifty Dollars (\$750)**.

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**C-2022-118: Chamberlain Realty, LLC, Grant Wortman (MB), and Amanda Bossow**

Violation(s) by Respondent **Grant Wortman**:

- a. **Title 59 O.S. § 858-312(8) and Okla. Admin. Code 605:10-17-4(6)**, in that, Respondent failed to properly supervise the actions of a real estate licensee, Amanda Bossow.

Violation(s) by Respondent **Amanda Bossow**:

- a. **Title 59 O.S. § 858-312(8) and Okla. Admin. Code 605:10-17-4(20)**, in that, Respondent may have failed to disclose a known immediate family relationship to a party to the transaction.

**Consent Order:**

1. The complaint against Respondent, **Chamberlain Realty, LLC**, should be and is hereby **dismissed**.
2. **Respondent Grant Wortman, (BM)** consents to the payment of an administrative fine in the total sum of **Seven Hundred Fifty Dollars (\$750)**.
3. **Respondent Amanda Bossow, (SA)** consents to the payment of an administrative fine in the total sum of **Seven Hundred Fifty Dollars (\$750)**.

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**C-2023-31: Kai Shu, Charles Gooch, and Epic Real Estate, Inc.**

Violation(s) by Respondent **Kai Shu**:

- a. **Title 59 O.S. § 858-312 (8)-(9) and Okla. Admin. Code 605:10-17-4(22)**, in that, Respondent demonstrated conduct that constitutes untrustworthy, improper, or dishonest dealings and disregarded or violated certain provisions of the Oklahoma Real Estate License Code or rules promulgated by performing licensable activities outside his broker's supervision.

**Consent Order:**

1. **Respondent Kai Shu** consents to the payment of an Administrative Fine in the amount of **One Thousand Five Hundred Dollars (\$1,500)**.
2. No Administrative Fines or penalties are being assessed against **Respondents Charles Gooch and Epic Real Estate Inc.** and the Complaint against said Respondents is hereby **dismissed**.

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**C-2022-404: Mariah Kalhor, MD Kalhor, LLC and Megan Bunger**

Violation(s) by Respondent **MD Kalhor, LLC**:

- a. During all relative times hereto, Respondent MD Kalhor operated under the exclusive control of Respondent Kalhor. Accordingly, no administrative fines or penalties are being assessed against Respondent MD Kalhor LLC.

Violation(s) by Respondent **Mariah Kalhor**:

- a. **Title 59 O.S. §§ 858-312 (8)-(9), Okla. Admin. Code 605:10-17-4(6), and Okla. Admin. Code 605:10-9-3-2**, in that, Respondent disregarded a provision of the Oklahoma Real Estate License Code or rules promulgated by the Commission by failing to properly supervise the actions of a real estate licensee and allowing a licensee to advertise under an unregistered team name.

Violation(s) by Respondent **Megan Bunger**:

- a. **Title 59 O.S. §§ 858-312 (8)-(9) and Okla. Admin. Code 605:10-9-4(c)**, in that, Respondent disregarded a provision of the Oklahoma Real Estate License Code or rules promulgated by the Commission by advertising under an unregistered team name.

**Consent Order:**

1. **Respondents MD Kalhor, LLC** operated under the exclusive control of Respondent Kalhor and therefore no Administrative Fines or penalties are being assessed against Respondent MD Kalhor, LLC.
  2. **Respondent Mariah Kalhor** consents to the payment of an Administrative Fine in the total sum of **Three Hundred and Fifty Dollars (\$350)**.
  3. **Respondent Megan Bunger** consents to the payment of an Administrative Fine in the total sum of **Three Hundred Fifty Dollars (\$350)**.
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**C-2022-333: William Flanagan, Brett Creager, and Steven B. Holmes, Inc.**

Violation(s) by Respondent **Brett Creager**:

- a. **Title 59 O.S. §§ 858-312 (8)-(9), Okla. Admin. Code 605:10-17-4(6), and Okla. Admin. Code 605:10-9-3-2**, in that, Respondent may have disregarded a provision of the Oklahoma Real Estate License Code or rules promulgated by the Commission by failing to properly supervise the actions of a real estate licensee and allowing a licensee to advertise under an unregistered team name.

Violation(s) by Respondent **William Flanagan**:

- a. **Title 59 O.S. §§ 858-312(8)-(9) and Okla. Admin. Code 605:10-9-4(c)**, in that, Respondent disregarded a provision of the Oklahoma Real Estate License Code or rules promulgated by the Commission by advertising under an unregistered team name.

**Consent Order:**

1. Respondent **William Flanagan** consents to the payment of an Administrative Fine in the total sum of **Three Hundred and Fifty Dollars (\$350)**.

2. Respondent **Steven B. Homes, Inc.** is dismissed from this complaint.
3. Respondent **Brett Creager (MB)** is dismissed from this complaint with a letter of caution regarding the registration of team and trade names with new associates.

*Pursuant to 25 O.S. §307(B) (8), an Executive Session is available to discuss the terms of the ConsentOrder and appropriate disciplines, if any:*

1. *Vote to enter into Executive Session*
2. *Discussion in Executive Session*
3. *Vote to return to Open Session*
4. *Commission to vote/take appropriate action on the Consent Order*

**~END OF FORMAL ACTIONS~**

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## CASE EXAMINER REPORTS

### **C-2022-303: Nicole Grider and Nicole Grider Holdings, LLC**

Possible violation(s) by Respondents:

- a. **Title 59 O.S. § 858-312(8) and Okla. Admin. Code 605:10-17-4 (12)**, in that, Respondent. Engaged in conduct which constitutes untrustworthy, improper, fraudulent, or dishonest dealings by demonstrating bad faith or incompetency.

#### **Recommendation:**

The Case Examiner requests the Commission conduct a hearing, and, upon proof of the allegations contained herein, impose such disciplinary action as authorized by law, up to and including suspension or revocation and any other appropriate action with respect to the Respondents' professional license(s).

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### **C-2022-331: David McMillian (Unlicensed)**

Possible violation(s) by Respondent:

- a. **Title 59 O.S. § 858-301 and 858-401**, in that, Respondent engaged in licensable real estate activities without an Oklahoma real estate license.

**Recommendation:**

The Case Examiner requests the Commission conduct a hearing, and, upon proof of the allegations contained herein, impose such disciplinary action as authorized by law, up to and including suspension or revocation and any other appropriate action with respect to the Respondents' professional license(s).

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**C-2022-374: Tara Fike, Garon Rayburn, and Lionshead Property Management, LLC**

Possible violation(s) by Respondent **Tara Fike**:

- a. **Title 59 O.S. § 858-312(4)**, in that, Respondent may have accepted a commission or other valuable consideration as a real estate associate for the performance of any acts as an associate, except from the real estate broker with whom the associate is associated.
- b. **Title 59 O.S. § 858-312(5)**, in that, Respondent represented or attempted to represent a real estate broker other than the broker with whom the associate is associated without the express knowledge and consent of the broker with whom the associate is associated.
- c. **Title 59 O.S. § 858-312(8) – (9) and Okla. Admin. Code 605:10-17-4(12)**, in that, Respondent engaged in conduct which constitutes untrustworthy, improper, fraudulent, or dishonest dealings by violating a provision of the Oklahoma Real Estate License Code or Rules promulgated by the Commission through conduct demonstrating bad faith or incompetency.
- d. **Title 59 O.S. § 858-312(9) and Okla. Admin. Code 605:10-17-4(22)**, in that, Respondent disregarded or violated a provision of the Oklahoma Real Estate License Code or Rules promulgated by performing real estate activities outside of her broker's supervision.
- e. **Title 59 O.S. § 858-312 (9) and Okla. Admin. Code 605:10-11-1(a)**, in that Respondent disregarded or violated a provision of the Oklahoma Real Estate License Code or Rules promulgated by performing acts under the provisions of the Real Estate License Code that were not done in the name of the associate's broker since Respondent Fike executed leases for Lionshead Property Management LLC while being associated with Brix Realty Group LLC.

Possible violation(s) by **Garon Rayburn** and **Lionshead Property Management LLC**:

- a. **Title 59 O.S. § 858-312 (8) – (9) and Okla. Admin. Code 605:10-17-4(6)**, in that, Respondent Engaged in conduct which constitutes untrustworthy, improper, fraudulent, or dishonest dealings by violating a provision of the Oklahoma Real Estate License Code or Rules promulgated by the Commission by failing to supervise the activities of an associate.

- b. **Title 59 O.S. § 858-312(7)**, in that, Respondent paid a commission or valuable consideration to someone for acts or services performed.

**Recommendation:**

The Case Examiner requests the Commission conduct a hearing, and, upon proof of the allegations contained herein, impose such disciplinary action as authorized by law, up to and including suspension or revocation and any other appropriate action with respect to the Respondents' professional license(s).

**C-2022-375: Jaycee Everett, Cassie Everett, and Professional Property Services, LLC**

Possible violation(s) by Respondents **Cassie Everett** and **Respondent Jaycee Everett**:

- a. **Title 59 O.S. § 858-312 (8) – (9) and Okla. Admin. Code 605:10-17-4 (20)**, in that, Respondent engaged in conduct which constitutes untrustworthy, improper, fraudulent, or dishonest dealings by violating a provision of the Oklahoma Real Estate License Code or Rules promulgated by the Commission by failing to disclose a familial relationship to a party in the transaction.

Possible violation(s) by Respondent **Cassie Everett**:

- a. **Title 59 O.S. § 858-312(8)–(9) and Okla. Admin. Code 605:10-17-4(7)**, in that, Respondent engaged in conduct which constitutes untrustworthy, improper, fraudulent, or dishonest dealings by violating a provision of the Oklahoma Real Estate License Code or Rules promulgated by the Commission by failing to disclose in writing to any purchase any interest the licensee has in the property they are selling.

**Recommendation:**

The Case Examiner requests the Commission conduct a hearing, and, upon proof of the allegations contained herein, impose such disciplinary action as authorized by law, up to and including suspension or revocation and any other appropriate action with respect to the Respondents' professional license(s).

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**C-2022-418: Anastasia Riley, Justin Phillips, and Phillips Realty Group and Associates, LLC**

Possible violation(s) by Respondent **Riley**:

- a. **Title 59 O.S. § 858-312(8) – (9) and Okla. Admin. Code 605:10-17-4(12)**, in that, Respondent engaged in conduct which constitutes untrustworthy, improper, fraudulent, or dishonest dealings by violating a provision of the Oklahoma Real Estate License Code or Rules promulgated by the Commission through conduct demonstrating bad faith or incompetency.

- b. **Title 59 O.S. § 858-312 (8) – (9) and Okla. Admin. Code 605:10-9-4(b)(2)**, in that, Respondent engaged in conduct which constitutes untrustworthy, improper, fraudulent, or dishonest dealings by violating a provision of the Oklahoma Real Estate License Code or Rules promulgated by the Commission by advertising a property without the direct supervision of her broker.

Possible violation(s) by Respondent **Phillips and Phillips Realty Groups and Associates LLC**:

- a. **Title 59 O.S. § 858-312(8) – (9) and Okla. Admin. Code 605:10-17-4(6)**, in that, Respondent engaged in conduct which constitutes untrustworthy, improper, fraudulent, or dishonest dealings by violating a provision of the Oklahoma Real Estate License Code or Rules promulgated by the Commission by failing to supervise the activities of an associate.

**Recommendation:**

The Case Examiner requests the Commission conduct a hearing, and, upon proof of the allegations contained herein, impose such disciplinary action as authorized by law, up to and including suspension or revocation and any other appropriate action with respect to the Respondents' professional license(s).

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**C-2022-450: Kyle Buckner, Charles Gooch, and Shari Brunt**

Possible violation(s) by Respondent **Charles Gooch**:

- a. **Title 59 O.S. §858-312 (8 & 9) and Rules 605: 10-17-2 (b) and 605: 10-17-4 (9)**, in that, Respondent may have been guilty of conduct which constitutes untrustworthy, improper, fraudulent, or dishonest dealings and disregarding or violating certain provisions of the Oklahoma Real Estate License Code or rules promulgated by failing on upon demand in writing, to respond to a complaint in writing.

Possible violation(s) by Respondent **Shari Brunt**:

- a. **Title 59 O.S. §858-312 (8 & 9) and Rule 605: 10-17-4 (19)**, in that, Respondent may have been guilty of conduct which constitutes untrustworthy, improper, fraudulent, or dishonest dealings and disregarding or violating certain provisions of the Oklahoma Real Estate License Code or rules promulgated by knowingly cooperating with an unlicensed person or entity to perform licensed real estate activities.

Possible violation(s) by Respondent **Kyle Buckner**:

- a. **Title 59 O.S. §858-301**, in that, Respondent may have been guilty of conduct which constitutes untrustworthy, improper, fraudulent, or dishonest dealings and

disregarding or violating certain provisions of the Oklahoma Real Estate License Code or rules promulgated by unlawfully acting as a real estate agent licensee, or holding himself out as such, without having been licensed to do so.

**b. Title 59 O.S. §858-401 (B)(1)**, in that, Respondent may have been guilty of conduct which constitutes untrustworthy, improper, fraudulent, or dishonest dealings and disregarding or violating certain provisions of the Oklahoma Real Estate License Code or rules promulgated by willfully and knowingly managing the properties of others without possessing a real estate license. After notice and hearing, and upon finding a violation of the Code, the Commission may impose a fine of not more than Five Thousand Dollars (\$5,000) or the amount of the commission or commissions earned, whichever is greater for each violation of the Code for unlicensed activity.

**Recommendation:**

The Case Examiner is of the opinion that the Complaint against Respondents Charles Gooch, Shari Brunt and Kyle Buckner should be scheduled for a formal hearing.

**GENERAL BUSINESS**

1. Executive Director's Report
2. Update and discussion regarding potential changes to examination vendor
3. Public Comments / Hearing on 2023 Proposed Administrative Rule Amendments as outlined in Agenda Items No. 4 through 10
4. Review, discussion and possible action – proposed permanent rule amendments to *Okla. Admin. Code* § 605:1-1 (*General Provisions*)
  - a. *Okla. Admin. Code* § 605:1-1-4 (*Petition for rule change; declaratory ruling on rules*)
  - b. *Okla. Admin. Code* § 605:1-1-4(f) (*Contract Forms Committee; Removal of Member; Continuing Education Credit Award*)
5. Review, discussion and possible action – proposed permanent rule amendments to *Okla. Admin. Code* § 605:10-1 (*General Provisions*)
  - a. *Okla. Admin. Code* § 605:10-1-2 (*Team name definition*)
  - b. *Okla. Admin. Code* § 605:10-1-4 (*Returned check process*)
6. Review, discussion and possible action – proposed permanent rule amendments to *Okla. Admin. Code* § 605:10-3 (*Education and Examination Requirements*)
  - a. *Okla. Admin. Code* § 605:10-3-3 (*Applications for Licensure*)



- b. *Okla. Admin. Code § 605:10-3-4 (Broker Applicant Experience)*
  - c. *Okla. Admin. Code § 605:10-3-5 (Examination fees, voided examinations)*
  - d. *Okla. Admin. Code § 605:10-3-7 (Post-license course completion)*
7. Review, discussion and possible action – proposed permanent rule amendments to *Okla. Admin. Code § 605:10-7 (Licensing Procedures and Options)*
- a. *Okla. Admin. Code § 605:10-7-2 (Revoked license terms)*
  - b. *Okla. Admin. Code § 605:10-7-8.1 (Partnerships, removal of unnecessary LLC language)*
  - c. *Okla. Admin. Code § 605:10-7-8.3 (Proprietorship, group rate for transfers)*
  - d. *Okla. Admin. Code § 605:10-7-8.4 (Payment of commission entity registration)*
  - e. *Okla. Admin. Code § 605:10-7-11 (Applicant criminal history check)*
8. Review, discussion and possible action – proposed permanent rule amendments to *Okla. Admin. Code § 605:10-9 (Broker’s Operational Procedures)*
- a. *Okla. Admin. Code § 605:10-9-3 (Trade name registration)*
  - b. *Okla. Admin. Code § 605:10-9-5 (Change of business address, change of resident address)*
9. Review, discussion and possible action – proposed permanent rule amendments to *Okla. Admin. Code § 605:10-11 (Associate’s Licensing Procedures)*
- a. *Okla. Admin. Code § 605:10-11-2 (Associate notice of transfer to broker, group transfers, change of resident address)*
10. Review, discussion and possible action – proposed permanent rule amendments to *Okla. Admin. Code § 605:10-17 (Causes for Investigation)*
- a. *Okla. Admin. Code § 605:10-17-4 (Disclosures in writing)*
  - b. *Okla. Admin. Code § 605:10-17-6 (Revoked license procedures)*

**FINANCIAL & FISCAL**

Monthly Financial Report – Deputy Director, Bailey Crotty

**EDUCATION & LICENSING**

Report and update from the Education and Licensing Department, including Licensing Numbers

**NEW BUSINESS**

Any new business not known about or reasonably foreseen prior to the time of posting of this agenda

**UPCOMING MEETING DATES** (Subject to Change)

June 14, 2023  
September 13, 2023  
December 13, 2023

**ADJOURNMENT**

The Chair will call the meeting adjourned upon conclusion of all Commission business