

Original sponsor: Rules Committee by request

Offered: 4/16/70
Referred: Rules

1 IN THE SENATE

BY THE JUDICIARY COMMITTEE

2

HOUSE CS FOR SENATE BILL NO. 165

3

IN THE LEGISLATURE OF THE STATE OF ALASKA

4

SIXTH LEGISLATURE - SECOND SESSION

5

A BILL

6

For an Act entitled: "An Act relating to the licensing and offices of real estate brokers and salesmen."

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8

BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF ALASKA:

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* Section 1. AS 08.88.161 is amended by adding a new paragraph to read:

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(8) be compensated for his efforts in buying or selling

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corporation or group real estate holdings, unless he has an equity

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interest of at least 15 per cent in the corporation or group.

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* Sec. 2. AS 08.88.191(c) is amended to read:

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(c) The department shall maintain files of examination papers. A

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person, at any reasonable time within two [SIX] months of the date he

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is notified of the results of the examination, is entitled to inspect

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his examination paper for the purpose of challenging the propriety of

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its questions, the method of grading, or the accuracy of grading.

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* Sec. 3. AS 08.88.211(a)(1) is amended to read:

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(1) has had at least 24 months of active and continuous

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experience as a licensed real estate salesman;

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* Sec. 4. AS 08.88.211(a)(4) is amended to read:

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(4) has not been convicted of a felony involving moral

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turpitude within the past 10 years, is not under indictment for fraud

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or embezzlement and has not engaged in conduct that demonstrates that

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he is unfit to be a real estate broker;

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* Sec. 5. AS 08.88.211(b)(3) is amended to read:

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(3) has not been convicted of a felony involving moral

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turpitude within the past 10 years, is not under indictment for fraud

1 or embezzlement and has not engaged in conduct that demonstrates that
2 he is unfit to be a real estate salesman;

3 * Sec. 6. AS 08.88.241 is amended to read:

4 Sec. 08.88.241. REINSTATEMENT OF LAPSED LICENSE. A licensee who
5 was required to take an examination before receiving a license and
6 whose license has lapsed for more than three years shall [MAY BE
7 REQUIRED TO] be re-examined before reinstatement.

8 * Sec. 7. AS 08.88.251(c) is amended to read:

9 (c) A person who is inactive may become active by returning to
10 the department his inactive license certificate, the active license
11 biennial renewal fee, if he becomes active more than five months before
12 January 1 following, and a completed form provided by the department.
13 In the form he shall state the date on which he intends to become
14 active. His active status begins on the date stated. The department
15 shall send him a license certificate. A person is entitled to change
16 from an inactive to an active status without examination if he has not
17 been inactive more than three [FIVE] years. If he has been inactive
18 more than three [FIVE] years, he is required to take an examination
19 [IF THE COMMISSION FINDS THAT ADDITIONAL EVIDENCE OF HIS CONTINUED
20 FITNESS TO PRACTICE IS REQUIRED].

21 * Sec. 8. AS 08.88.311 is amended to read:

22 Sec. 08.88.311. BRANCH OFFICES. If the branch office is not
23 within a 25-mile radius of [IN THE SAME ELECTION DISTRICT AS] the
24 principal office, [OR IF IT IS BEYOND THE REAL ESTATE BROKER'S IMMEDIATE
25 SUPERVISION,] the real estate broker shall employ an associate broker
26 to be in charge of it. [NO REAL ESTATE BROKER MAY PLACE A REAL ESTATE
27 SALESMAN IN CHARGE OF A PRINCIPAL OR BRANCH OFFICE.]

28 * Sec. 9. AS 08.88.211(d) is repealed.
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