



# BOUNDARY LINES

Third Quarter 2018 Volume 51, No. 3

## Chairman's Corner



### LREC MOVING INTO THE DIGITAL AGE!

The continuing evolution and use of technology in our real estate industry has produced dramatic changes in how consumers get their information when considering listing or selling property and how our Louisiana licensees interact with all stakeholders in real estate transactions. Social media has replaced traditional print and other media as the predominant means of consumers and real estate practitioners communicating and getting their “news.”

Regulatory bodies across the country have been playing catch up in this digital age and your LREC is no exception. However, LREC is now on the digital move with current and future mobile-friendly upgrades to help us better serve all of our stakeholders! Some of these efforts include:

- A comprehensive social media plan for LREC to communicate important alerts and news was recently launched. Join us on [Facebook](#) to stay in touch!
- A brand new LREC website is now live! This mobile-friendly tool includes a unique “My LREC” portal which will enable you to search license and fee history and education records with ease.
- LREC has partnered with Statereporting.com to streamline and improve vendor course approval and class attendance records. With an account, you will be able to access a complete list of all scheduled live CE courses as well as online courses available. Each licensee who creates an account will get monthly email reminders starting in October of remaining CE hours they may need for compliance prior to renewal of their license.
- LREC will be moving toward 100% online capability in the coming months! Whether you need to change your license status, change broker sponsorship, become a new licensee, or complete any of the myriad registrations or transactions available to our licensees you will be able to complete and pay any required fee right from your phone or tablet!

Of course, for any consumer or licensee who still wants to submit paper forms and applications, our LREC staff remains ready and willing to assist!

**Steven Hebert, Chairman**

# Renew Your License Now!

Renewals for all license types have been sent out to licensees' LREC-assigned email addresses. You may complete a paper renewal, but if you would prefer the convenience of renewing online here are some tips:

- To renew your license(s) online, check your past payments, education record, or print out a paper renewal, you can log in to your MyLREC Portal by visiting the [LREC website](#).
  - Click on Current Licensees
  - Select your license type from the sidebar
  - Click on MyLREC Portal
  - Log on with your User ID and Password, which can be found at <https://lrec.gov/lrec-userpassword/>
- Brokers - When you receive your and/or your sponsored licensees license(s), be sure to open on a PC or Mac laptop or desktop. Apple mobile devices will not support the version of PDF used and the license will appear to be blank. **Salespersons - your license will be emailed directly to your broker. You will not be sent a copy.**

If you have any questions regarding online license renewals, e-mail the LREC IT Department at [IT@lrec.gov](mailto:IT@lrec.gov).

Other questions regarding license renewal can be sent to [licensing@lrec.gov](mailto:licensing@lrec.gov).

## Know Your Status

You can use the Individual Licensee Search and Brokerage Firm/Company Search tools on [lrec.gov](http://lrec.gov) to check the renewal status of licenses. Each search result will include information on the current status of the license. While some license status categories are self-explanatory, further explanation is required of some, as indicated below:

- **Pending enforcement** means that the renewal is blocked until you clear up an enforcement issue. Licensees can email [enforcement@lrec.gov](mailto:enforcement@lrec.gov) to address issues.
- **2019 Renewal application emailed to licensee** means that the renewal has been sent to the licensee for completion.
- **Renewal application NOT processed due to ERROR** means that a problem renewal has been processed, but the license has not been issued.
- **Ready to print** means that a renewal application has been received and processed by the LREC, and the license is in the queue to print.
- **Sponsor not renewed** means that the licensee's sponsoring broker has not completed their renewal.

## LREC Holiday Office Closures

By order of Governor John Bel Edwards, the Louisiana Real Estate Commission Office will be closed on the following days during renewal season:

**Monday, November 12** - Veterans Day observed

**Thursday, November 22** and **Friday November 23** - Thanksgiving holiday

**Monday, December 24** and **Tuesday, December 25** - Christmas holiday

**Monday, December 31** and **Tuesday, January 1** - New Year's holiday



## Streamlined CE Reporting

The Louisiana Real Estate Commission has partnered with StateReporting.com to provide continuing education management services. The services provided by StateReporting.com are completely optional and free for licensees to use.



On StateReporting.com, licensees can find LREC-approved courses and course schedules and track their course completions. Licensees will still be able to view their current education transcript on the LREC website at [lrec.gov](http://lrec.gov) by logging in to their MyLREC Portal.

The LREC's partnership with StateReporting.com will simplify and streamline the continuing education reporting process, which will result in faster updates to licensees' transcripts. In addition, StateReporting.com provides a Course Lookup tool, which allows licensees to search for courses relevant to their license type, field of work, and that will fit their personal schedule.

Licensees should visit [www.StateReporting.com](http://www.StateReporting.com) to set up their free account and begin tracking compliance with the LREC's education requirements.

If you need any assistance with setting up your account or general questions about StateReporting.com, please feel free to contact their customer support by calling (855) 261-9808, emailing at [support@statereporting.com](mailto:support@statereporting.com), or taking advantage of the live chat feature on their website.

## Continuing Education - Time is Running Out!

All active real estate licensees must complete 12 hours of approved continuing education coursework, including the LREC mandatory course topic, each year to be eligible to renew their license for the next year. Continuing education courses are available through LREC-certified real estate vendors.

The 2018 Mandatory Course Topic is **Real Estate Best Practices**. This course should not be confused with similar courses of the same name. Be specific and request a 2018 mandatory course topic. There is no 2018 Broker Mandatory requirement. Brokers and salespersons must take the above-listed course and eight hours of Commission-approved electives.

In the year that their license is issued an initial licensee will only be required to complete the mandatory course mentioned above. This does not relieve the licensee of the 45-hour post-licensing education requirement if it falls due within the year the license is issued.

# Investigator's Desk

## Citations

The Investigation Division issued 7 citations from July 1, 2018 through August 31, 2018. The list below outlines the specific violations cited. Some citations were issued for multiple violations:

2501.F. – Failure to Place Broker's Name and Phone No. in Advertisement	3
2505 - Accuracy in Advertising	1
2511 - Agent Owner – Licensed Agent Disclosure	3

---

Informal adjudicatory hearings conducted by the Louisiana Real Estate Commission resulted in the following sanctions of real estate brokers and salespersons:

**Ronda Walker Behrens**, a Broker in Covington, had her license revoked at an informal hearing held on July 30, 2018. Ms. Behrens failed to account for trust funds, commingled trust funds, failed to properly label her rental trust account, failed to disburse trust funds, failed to maintain documents, and also failed to cooperate with an investigation in violation of LSA-R.S.37:1455.A.1., LSA-R.S.37.1455.A.(2), LSA-R.S.37:1455.A.(4), LSA-R.S.37:1455.A(5), LSA-R.S.37:1455.A.(6), LSA-R.S.37:1453, LSA-R.S.37:1449.E.(1) and Chapter 27, Subsection 2701.B. The Consent Order was approved at the Commission meeting held on August 16, 2018.

**LaChandon M. Burks**, a Salesperson in Baton Rouge, had his license suspended for 30 days and was ordered to pay fine and administration fee in the amount of \$1,075.00 as result of an informal hearing held on July 30, 2018. Mr. Burks failed to obtain written authority before advertising property for sale, failed to secure agency and property condition disclosure forms, failed to place funds in the custody of his broker, and received compensation for real estate activity directly in violation of LSA-R.S.37:1455.A.(1), LSA-R.S.37:1455.A.(11), LSA-R.S.37:1455.A.(17), LSA-R.S.37:1455.A.(21), LSA-R.S.37:1455.A.(33), and LSA-R.S.37:1446.F. The Consent Order was approved at the Commission meeting held on August 16, 2018.

A Salesperson in West Monroe was censured and ordered to pay a fine and administrative costs in the amount of \$825.00 for pleading guilty to a felony and failing to report it in violation of LSA-R.S.37:1455.A.(1), LSA-R.S. 37:1455.A.(29), LSA-R.S.37:1450.A.(3). The Consent Order was approved at the Commission meeting held August 16, 2018.

# Tech Tip

## Online License Renewals - Browser Information

The LREC recommends using Google Chrome or Mozilla Firefox to complete your online renewal.

If you must use Internet Explorer, follow these steps:

1. Click 'Tools' on your toolbar at the top of the page. If you do not see the toolbar press the 'ALT' key once.
2. Scroll down the Tools menu to 'Compatibility View Settings' and click to open.
3. In the top box type 'Louisiana.gov' if it is not already there and then click the 'ADD' button.
4. Louisiana.gov should now appear in the bottom box. You can close this window and proceed with your renewal.



*Follow us for updates*

## Commissioners & Contributors

**Steven Hebert (Lafayette)**  
Chairman

**Eloise Gauthier (Lafayette)**  
Commissioner

**Richman Reinauer (Lake Charles)**  
Vice Chairman

**Rodney D. Greenup, Sr. (New Orleans)**  
Commissioner

**Deanna Norman (Monroe)**  
Secretary

**Matt Ritchie (Alexandria)**  
Commissioner

**Liacia Baaheth-Sylvain (Gonzales)**  
Commissioner

**Patrick "Rick" Roberts (Mandeville)**  
Commissioner

**Jeffrey Donnes (Thibodaux)**  
Commissioner

**Evelyn Wolford (New Orleans)**  
Commissioner

**Jeff Free (Bossier City)**  
Commissioner

**Bruce Unangst**  
Executive Director

**Ryan Shaw**  
Editor