



**HOME BUILDERS ASSOCIATION OF WASHINGTON COUNTY**  
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**In A Minute – July 31, 2007**

**The Land Use Council will NOT meet on August 2**

**There are no HBAWC Board or General Membership meetings in the month of August.**

**IF YOU ARE A BUILDER—PLEASE READ THIS AND PLAN ON ATTENDING LICENSING OF SALES AGENTS OF NEW HOME BUILDERS- Chapter 274 of the Laws of Maryland 2007 (HB1288)**

THERE HAVE BEEN CHANGES TO THE ANSWERS FROM THE ATTORNEY GENERAL'S OFFICE SINCE YOU WERE FIRST NOTIFIED ABOUT THIS—ESPECIALLY IN REAGRDS TO WHO IS EXEMPT—AS THERE IS A GREAT DEAL OF MISCONCEPTION CONCERNING THIS, AND THERE ARE MANY OF OUR MEMBERS AFFECTED, LEADERSHIP HELD A MEETING WITH DELEGATES MYERS AND SHANK TO DISCUSS THIS BILL AND AS A RESULT OF THAT MEETING, THEY WILL BE FACILITATING A MEETING WITH THE ATTORNEY GENERAL'S OFFICE TO DISCUSS IT AND OUR CONCERNS

**THEREFORE WE ARE SCHEDUELING A MEETING FOR ALL INTERESTED PARTIES ON TUESDAY, AUGUST 7- AT 7:30AM AT RICHARDSON'S RESTAURANT (BREAKFAST WILL BE PROVIDED) TO DISUCSS YOUR CONCERNS PRIOR TO OUR MEETING WITH THE ATTORNEY GENERAL'S OFFICE. IF YOU ARE A BUILDER WE ENCOURAGE YOU TO ATTEND—YOU MUST EMAIL OR CALL THE OFFICE BY MONDAY, AUGUST 6<sup>TH</sup> IF YOU PLAN ON ATTENDING.**

**BACKGROUND-** Effective October 1, 2007, sales agents of new home builders in Maryland must hold real estate licenses issued by the Maryland Real Estate Commission. There are three categories of licenses issued by the Commission-broker, associate broker, and salesperson. Salespersons and associate brokers must be affiliated with a real estate brokerage that is headed by a broker. The broker is responsible for supervising the activities of the salespersons and associate brokers; they in turn offer real estate brokerage services through that brokerage. The Real Estate Commission and the Home Builder Registration Unit have received a number of questions and their answers can be viewed by going to the HBAWC website at this address

**<http://www.hbaofwashingtoncounty.org/pdffiles/NewHomeBuilderSalesAgents.pdf>**  
if you do not have Internet access, please call the HBA office to request a copy be faxed to you. Please keep in mind these questions and answers are provided only for general information, and should not be regarded as declaratory rulings of the Real Estate Commission or legal advice.

**WASHINGTON COUNTY ADOPTION OF THE 2006 INTERNATIONAL BUILDING CODE**

As you are aware, the County has been holding meetings concerning the adoption of the 2006 IRC/IBC and is looking to have these Codes adopted with local amendments. To give those affected the opportunity to understand the Code changes as well as the local amendments; the HBAWC will be facilitating two workshops, to be presented by members of the Permits & Inspections Department, on August 23 and August 30. Both will be held at Richardson's Restaurant and breakfast is included in the \$20 cost. Code books are available for purchase at a cost of \$80 per copy and must be ordered in advance. A flyer is attached if you are receiving this by email, or will be faxed separately if you are receiving this via fax, for your convenience. We urge you to attend. These seminars are being held prior to Department making its presentation to the Board of County Commissioners to request adoption. **NOW** is the time to listen and voice your opinion or concern with these Code changes. The 2006 Code has numerous changes that will affect your business.