

(KEYWORD, SUMMARY, AND DIGEST as amended by Senate committee amendments)

REAL ESTATE/REALTORS. Provides for changes to the post-license education requirements of real estate brokers and salespersons.

DIGEST

Present law provides that each person obtaining an initial real estate broker's license shall complete 45 post-license education hours within 180 days after the initial license date.

Proposed law adds that passage of any post-license examination administered by any outside professional testing service shall not be required as a condition of maintaining a license. However, satisfactory completion of the post-licensing course may require passage of an examination on course content as prescribed by the commission, which may include, but not be limited to assessment or examination directly prescribed by the commission, or vendor-designed examinations approved by the commission.

Present law provides that each person obtaining an initial salesperson's license shall complete 45 post-license education hours within 180 days after the initial license date.

Proposed law adds that passage of any post-license examination administered by any outside professional testing service shall not be required as a condition of maintaining a license. However, satisfactory completion of the post-licensing course may require passage of an examination on course content as prescribed by the commission, which may include, but not be limited to assessment or examination directly prescribed by the commission, or vendor-designed examinations approved by the commission.

Present law provides that the La. Real Estate Commission shall promulgate rules and regulations necessary to implement continuing education requirements and may mandate the completion of courses in specific real estate-related subjects. Such rules and regulations may require passage of an examination in order to satisfy the continuing education requirement.

Proposed law retains present law, but prohibits the rules from requiring passage of an examination in order to satisfy the continuing education requirement.

(Amends R.S. 37:1437(C)(2)(c), (5)(b), and (6)(a)(ii))

Summary of Amendments Adopted by House

House Floor Amendments to the engrossed bill.

1. Clarified that the 45 post-license education hours required for any person obtaining an initial real estate broker's license are hours to be prescribed by the Real Estate Commission.
2. Removed proposed language that provided that satisfactory completion of the post-license education hours in present law shall not require the passage of an exam on course contents.
3. Inserted language that provided that satisfactory completion of the post-license education hours in present law shall require an examination on course contents; however, passage of the examination shall not be required as a condition of maintaining a license.

Summary of Amendments Adopted by Senate

Committee Amendments Proposed by Senate Committee on Commerce, Consumer Protection, and International Affairs to the reengrossed bill

1. Revised language to provide that passage of any post-license examination administered by any outside professional testing service shall not be required as a condition of maintaining a license, but satisfactory completion of the post-licensing course may require passage of an examination on course content as prescribed by the commission, including assessment or examination or vendor-designed approved examinations.