



# SENATE BILL 590: Modify Continuing Ed for Real Estate Brokers.

2019-2020 General Assembly

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<b>Committee:</b>		<b>Date:</b>	December 6, 2019
<b>Introduced by:</b>		<b>Prepared by:</b>	Cindy Avrette Staff Attorney
<b>Analysis of:</b>	S.L. 2019-195		

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**OVERVIEW:** *S.L. 2019-195 modifies the continuing education requirements for real estate brokers to allow online classes and to reduce the time new licensees have to complete a post-licensing education program from 3 years to 18 months. These changes are effective July 1, 2020. It also allows the exemptions to licensure under 93A to apply to timeshare salespeople who are employees of the company which owns the development, effective when the act became law, August 9, 2019.*

**BILL ANALYSIS:** S.L. 2019-195 makes the following changes to the continuing education requirements for real estate brokers:

- Allows online real estate education classes.
- Reduces the time new licensees have to complete a post-licensing education program from 3 years to 18 months.
- Places the statutes pertaining to continuing education in one place, Article 3 of Chapter 93A, and reenact the fee schedule in Article 3. The fee amounts do not change.
- Groups licensed schools and continuing education sponsors together as one term, "certified education providers."
- Substitutes certification requirements in lieu of licensing requirements for certified education providers. The requirements are substantially the same except education providers will no longer submit financial data to the Real Estate Commission prior to certification. Education providers will continue to be required to post a bond prior to certification under G.S. 93A-36.

Section 4 of the act allows the exemptions to licensure under 93A to apply to timeshare salespeople who are employees of the company which owns the development. This change aligns the licensing requirement for timeshare salespeople to requirements for property managers and builders.

**EFFECTIVE DATE:** The changes to the continuing education requirements for real estate brokers becomes effective July 1, 2020. The remainder of the act is effective when the act became law, August 9, 2019.

*Amy Darden, with the Legislative Analysis Division, substantially contributed to this summary.*

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