

SENATE BILL NO. 120—COMMITTEE ON COMMERCE AND LABOR

FEBRUARY 20, 2007

Referred to Committee on Commerce and Labor

SUMMARY—Repeals residency requirements for members of the Real Estate Commission. (BDR 54-761)

FISCAL NOTE: Effect on Local Government: No.
Effect on the State: No.

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EXPLANATION – Matter in *bolded italics* is new; matter between brackets ~~omitted material~~ is material to be omitted.

AN ACT relating to the Real Estate Commission; repealing certain residency requirements for members of the Commission; and providing other matters properly relating thereto.

Legislative Counsel's Digest:

Existing law provides for the Real Estate Commission to consist of five members, at least two of whom must be residents of Clark, Esmeralda, Lincoln or Nye County, and at least two of whom must be residents of Carson City or Churchill, Douglas, Elko, Eureka, Humboldt, Lander, Lyon, Mineral, Pershing, Storey, Washoe or White Pine County. (NRS 645.050, 645.100) This bill repeals the residency requirements.

THE PEOPLE OF THE STATE OF NEVADA, REPRESENTED IN
SENATE AND ASSEMBLY, DO ENACT AS FOLLOWS:

Section 1. NRS 645.170 is hereby amended to read as follows:
645.170 1. The Director shall designate the location of the principal office of the Real Estate Division. The Administrator shall conduct business primarily in the principal office of the Real Estate Division.
2. If the principal office of the Real Estate Division is located in:
(a) The southern district of Nevada , ~~created pursuant to subsection 3 of NRS 645.100,~~ the Real Estate Division shall



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1 establish at least one branch office in the northern district of Nevada
2 . ~~created pursuant to subsection 4 of NRS 645.100.~~

3 (b) The northern district of Nevada, the Real Estate Division
4 shall establish at least one branch office in the southern district of
5 Nevada.

6 3. The Real Estate Division may designate other convenient
7 places within the State for the establishment of branch offices.

8 *4. The southern district consists of all that portion of the*
9 *State lying within the boundaries of the counties of Clark,*
10 *Esmeralda, Lincoln and Nye.*

11 *5. The northern district consists of all that portion of the*
12 *State lying within the boundaries of Carson City and the counties*
13 *of Churchill, Douglas, Elko, Eureka, Humboldt, Lander, Lyon,*
14 *Mineral, Pershing, Storey, Washoe and White Pine.*

15 **Sec. 2.** NRS 645.690 is hereby amended to read as follows:

16 645.690 1. The hearing on the charges must be held at such
17 time and place as the Commission prescribes. The hearing may be
18 held by the Commission or a majority thereof, and the hearing must
19 be held, if the licensee, permittee or owner-developer so requests in
20 writing, within the northern or southern district, as set forth in NRS
21 ~~{645.100,}~~ **645.170**, within which the principal place of business of
22 the licensee, permittee or owner-developer is situated.

23 2. At the hearing, a stenographic transcript of the proceedings
24 must be made if requested or required for judicial review. Any party
25 to the proceedings desiring a transcript must be furnished with a
26 copy upon payment to the Division of the reasonable cost of
27 transcription.

28 **Sec. 3.** NRS 645.100 is hereby repealed.

29 **Sec. 4.** This act becomes effective on July 1, 2007.

TEXT OF REPEALED SECTION

645.100 Real Estate Commission: Residency of members; northern and southern districts.

1. At least two members of the Commission must be residents
of the southern district of Nevada, and at least two members of the
Commission must be residents of the northern district of Nevada.

2. Not more than two members may be appointed from any one
county.

3. The southern district consists of all that portion of the State
lying within the boundaries of the counties of Clark, Esmeralda,
Lincoln and Nye.



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4. The northern district consists of all that portion of the State lying within the boundaries of Carson City and the counties of Churchill, Douglas, Elko, Eureka, Humboldt, Lander, Lyon, Mineral, Pershing, Storey, Washoe and White Pine.

