

August 2019

COMMISSION NEWS

Newsletter from the Kansas Real Estate Commission



KREC.KS.GOV

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Upcoming Commission Meetings

October 21

Meetings are open to the public and located at the Commission office in Topeka.

If you plan to attend, please call the office to confirm the date, time, and location. Click [here](#) for more information.

Licenses must be renewed every two years. Check your expiration date [here](#).

Transfer vs. Deactivation and What It Means for You

- ⇒ Effective July 1, changes to **K.S.A. 58-3047** clarified that a license deactivation may be requested by either an affiliated licensee or by the supervising or branch broker.
- ⇒ A license "transfer" is actually a deactivation from one company and a reinstatement to another (reference 58-3047). For convenience, KREC historically used a "transfer form" to combine the two steps.

To better align with the provisions of 58-3047, the Commission is moving away from the word "transfer" and toward "affiliation change" (or deactivation and reinstatement). The REL-300 Transfer Form was revised and renamed the **REL-300 Affiliation Change form**. This new form may also be used to add or remove *additional* company affiliations.

The new form does not include a place for the terminating broker's signature since it is not required by law. KREC will email former brokers as affiliation changes occur. Ensure the email address where your notifications are sent is up to date in **E-Gov**. Brokers who previously relied on a KREC form as notice of an impending deactivation out of a company may wish to implement an office policy or employment agreement to require the licensee to give notice to the broker.

The following forms were also revised:

- **REC-430** Open Company or Branch Office
- **REC-440** Close Company or Branch Office
- **REC-450** Supervising/Branch Broker Change

Always use the **KREC Forms Library** for the most current version of a form. Old versions of forms are not accepted.

The image shows a thumbnail of the REL-300 Affiliation Change form. The form is titled 'AFFILIATION CHANGE | REL-300' and 'THIS FORM IS FILLABLE ONLINE'. It includes sections for 'TERMINATING COMPANY INFORMATION', 'NEW COMPANY INFORMATION', and 'COMPANY INFORMATION'. A large yellow circular sticker with the text 'New Form!' is placed over the middle of the form. The form also includes sections for 'LICENSEE SIGNATURE' and 'NEW SUPERVISING BRANCH BROKER CERTIFICATION'.

Commission Members

Bryon Schlosser, Chair, 2nd District | **Joseph Vaught**, Vice Chair, 3rd District
Errol Wuertz, 1st District | **Sue Wenger**, 4th District | **Connie O'Brien**, Member at Large

Erik Wisner, Executive Director

Laura Kelly, Governor

The mission of the Kansas Real Estate Commission is to protect the public interest, which embraces both the interests of the regulated real estate licensees and the interests of consumers who use their services and products.

Licensing by the Numbers

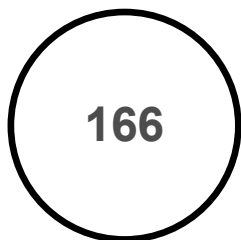
by Jessica Apodaca | Licensing Assistant



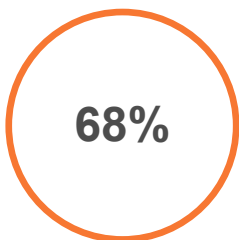
Total active licensees

I am one of the licensing staff here at the Commission and have been with KREC since 2015. The licensing department focuses on the issuance and renewals of all real estate licenses. We also handle all affiliation changes, deactivations, reactivations, and company updates. The licensing department also responds to questions via email and phone.

Below are a few statistics for 2019 that you might find interesting. Each month, on average, the licensing department oversees a variety of business processes including...



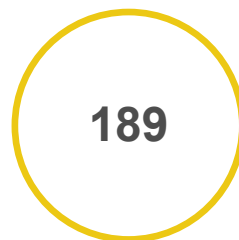
New licenses issued



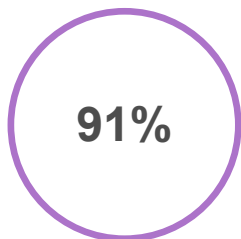
Test takers who pass the licensing exams



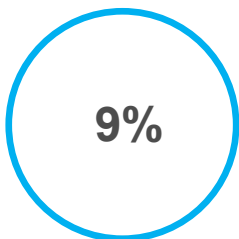
Pending license applications



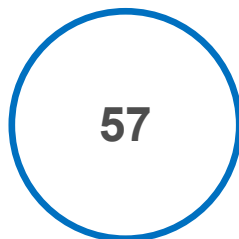
Affiliation changes



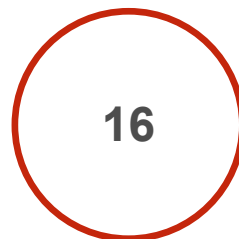
Licensees who renew online



Licensees who renew by paper



Deactivations and reactivations



New companies opened

Cybersecurity and Wire Fraud in Real Estate

Commission staff recently participated in a **small firm broker forum** hosted by the Kansas City Regional Association of REALTORS, during which panelists shared data about cybersecurity and wire fraud in real estate. According to the **FBI Internet Crime Complaint Center** (IC3), real estate is the highest targeted industry and fraud mostly occurs through the use of a spoofed email address.

It is important for all transaction participants to be diligent in their communication and stay aware of the real threat of wire fraud during the closing process. Advise clients and customers to look for emails that may be fake and to always call the title company if someone tries to change the original wiring instructions. When communicating via email or text, remember to slow down and think it through. Faster is not always better and simpler is not always safer.

Good business practices might also be to include a wire fraud notice in your company email signature and only use an email service that requires two-factor authentication.

Course Category
Appraisal (Optional)
Elective
Mandatory Broker Core
Mandatory Salesperson/Broker Core

Appraisal Courses

One appraisal course may be approved for three CE credits per renewal period, however it is not required for license renewal. When viewing your CE record in **E-GOV**, please note the appraisal category is optional.