

CORRECTED
SESSION OF 2006

SUPPLEMENTAL NOTE ON SENATE BILL NO. 271

As Amended by House Committee on
Commerce and Labor

Brief*

SB 271 would amend the Real Estate Brokers' and Salespersons' License Act by:

- Providing five additional fees that the Kansas Real Estate Commission may charge for services that require staff time, but have no established fee;
- Including a definition for the term "primary office"; and
- Including a provision concerning real estate sales questionnaires by adding the questionnaires would be available to licensed real estate brokers and salespersons for purposes of fulfilling their fiduciary duties to clients and providing information on market value of property to clients.

Background

SB 271 was introduced during the 2005 Session by the Senate Committee on Ways and Means, upon the recommendation of the Senate subcommittee that reviewed the Kansas Real Estate Commission's budget. A representative of the agency appeared as a proponent of the bill. There was no testimony in opposition to the bill.

The bill, as introduced, also would have increased the cap on the eight statutory fees charged by the agency. However, the Senate Committee on Ways and Means amended the bill to delete the language that would have increased the fees.

The Senate Committee on Ways and Means also approved two technical amendments that were clarifying in nature.

*Supplemental notes are prepared by the Legislative Research Department and do not express legislative intent. The supplemental note and fiscal note for this bill may be accessed on the Internet at <http://www.kslegislature.org>

The Senate Committee of the Whole approved a technical amendment that was clarifying in nature.

The House Committee inserted the provision regarding real estate sales questionnaires.

According to the fiscal note for the bill as introduced, if the agency should increase the statutory fees to the maximum cap set under SB 271, the Real Estate Fee Fund would generate an additional \$280,000 for FY 2006. Additional revenue also would be generated by the five additional fees created by the bill; however, the agency did not have information available upon which to base an estimate of the new revenue.