



House Bill 144 – Real Estate Brokers - Inactive Licenses - Requirements After Expiration

Position: Support

Maryland REALTORS® supports House Bill 144, which concerns the reactivation of an inactive real estate broker's license.

HB 144 closes a loophole that some real estate licensees have used to extend their inactive status beyond the time period currently allowed by law. By waiting until just before their license expires to claim inactive status, they are in essence allowed to double the length that they can hold a license without completing the necessary continuing education requirements. It also allows them to reactivate their license rather than having to requalify as a new licensee as they would need to do under any other circumstance.

We believe this is a common-sense change to maintain the professionalism of the industry and reestablish uniform rules for placing a brokerage license on inactive status.

The REALTORS® recommend a favorable report.

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