

NHSCA Monthly Update
Thursday, Dec. 13, 2018 at 2:30 pm CDT.

2-10 Home Buyers Warranty: Mike Bartosch, Jessica Carlson

AHS: Mark Celichowski

America's Preferred HW: Phil West

Fidelity: Lorna Mello, Adrienne Giacalone

First American: Jeff Powell

HMS/Cross Country: John Walsh

Home Warranty of America: Elizabeth Borges

Old Republic Home Protection: Chris Wasson

NHSCA Staff: Art Chartrand, Joy Moore

Roll call was taken, and a quorum was present.

Provisional Membership

Chartrand would like to hold a special call on both the version 3.1 provisional membership protocol rules and procedures and for SCIC Protocol guidelines. Chartrand has a call scheduled with SCIC's McDaniel later today. NHSCA/SCIC communication is going well, however, Chartrand feels it is still necessary to formalize the plan. An open one-hour call is set for Wednesday, December 19 at 11:00 am CST. The Committee to produce final versions and recommend to the group will include Mello, Bartosch, Celichowski. Anyone can join the call. Let staff know if you are interested in being included on the call.

Legislative Tracking

Billtrack50 software is very promising and staff has set up a free trial and sent interested members access to the software. There will be a vote on the next monthly call to approve the \$5500 fee for one year. Chartrand encouraged members to try out the software during the trial period and to let us know how they like it.

Triple Play

Chartrand reported that Triple Play was a successful REALTOR Expo in New Jersey. It is about the size of TAR but covers NY, NJ and PA. Five NHSCA member companies were present, and we met all their field staff. Mello and the NHSCA executive committee will discuss which Expos to attend for 2019. Chartrand suggested the Nevada REATLORS Expo as a possible option. NAR, CAR & TAR have been the primary Expos attended in the past.

Assessments

Staff sent a full memo on November 20 to all members outlining the proposed state assessments which reflect what is currently owed and what members are going to incur. Members doing business in **every** state on the list will have a total of \$18,900 to pay. Chartrand indicated this is a very economical cost given the amount of work and states covered. It is why the NHSCA primarily exists. Bartosch motioned the assessments be billed as outlined in the November 20 email to members as written. Mello second. With no further comment, the assessments were passed unanimously.

State Updates:

DC

Model law passed. They have indicated March or April possibly to be the adoption date and then 180 days before the law becomes effective. DISB has not developed any implementation guidelines and there is no application at this time. Chartrand will keep members advised.

FL

We met with SCIC, our lobbyist David Roberts and FLOIR Senior Deputy, Suzanne Murphy, and FLOIR legislative and P&C staff. Bottom line, the DOI does not have us on their radar or any axe or issue to grind. We will have to pursue legislation to satisfy Senator Broxson. We drafted with SCIC consumer disclosures over rust and other minor issues last year. Broxson is a bit noncommittal but Meenan thinks he will go along with us and help in return. We indicated two big concerns in their statute over reserves and extra-territorial jurisdiction. Our lobbyist and SCIC have started drafting changes in the statute. Next step is to run by Broxson and get to the legislature next March. The assessment takes us through next May....which would be the end of the legislative season. We will likely run a separate bill.

NV

We have Commissioner Richardson's tacit approval of our regulatory changes. Big softening of language dealing with 24-hour rule and some other issues and especially the "less benefits paid" in event of a consumer cancellation. An effective date will likely be mid-next year. So far, DOI is on board and language has been drafted. It now needs to go through the legislative review process. Our lobbyist agreed to reduce the retainer Jan-April to half, because of a sitting around waiting time. It will kick back up if we have to engage the legislature. SCIC appears fully on board.

Texas

Chartrand and Lobbyist, David Parker spoke to Texas Association of REALTORS Legislative committee on December 12. We reviewed the "five points of light" memo with them. No objections. The next step is for Parker to seek a sponsor and get ready for mark up.

WA State Contractor's Board

No change. Waiting on the outcome of the litigation on application of law to home warranty.

NHSCA Monthly Conference Call
Thursday, Dec. 13, 2018

Annual Meeting Update

Staff will email a memo with meeting logistics to members following the call.

The call adjourned at 3:05 pm CST.

Next regularly scheduled monthly call is February 7 @ 2:30 pm.