
A BILL FOR AN ACT

RELATING TO REAL ESTATE.

BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF HAWAII:

1 SECTION 1. Section 467-4.5, Hawaii Revised Statutes, is
2 amended by amending subsection (a) to read as follows:

3 "(a) The commission shall have the authority to:

4 (1) Set content and other requirements for continuing
5 education courses, providers, and instructors;
6 provided that the continuing education courses shall
7 offer instruction in the identification of hazards and
8 the disclosure thereof to buyers. As used in this
9 paragraph, "hazards" means:

10 (A) Hurricanes;

11 (B) Tsunami;

12 (C) Earthquakes;

13 (D) Volcanic activity;

14 (E) Mudslides;

15 (F) Rockfalls;

16 (G) Sinkholes; and

17 (H) Situations described in section 508D-15.

18 (2) Determine whether requirements have been met;



- 1 (3) Specify a mandatory core course, courses, or
- 2 equivalencies for a licensing biennium;
- 3 (4) Determine how many hours of a continuing education
- 4 course will be credited toward continuing education
- 5 requirements for real estate licensees;
- 6 (5) Develop its own continuing education courses or
- 7 approve courses developed by others; and
- 8 (6) Authorize the provision of courses taught by
- 9 alternative delivery methods with interactive
- 10 instructional techniques. Interactive instructional
- 11 techniques may include but are not limited to:
- 12 (A) The opportunity for immediate exchange with an
- 13 instructor; and
- 14 (B) Assessment and remediation through the assistance
- 15 of computer, electronic, audio, or audiovisual
- 16 interactive instruction designed to internally
- 17 measure and evaluate whether students have
- 18 mastered stated learning objectives."

19 SECTION 2. This Act shall not apply to any continuing
20 education course duly scheduled before its effective date or to
21 any real estate broker or real estate salesperson attending the



1 course until the licensing biennium following its effective
2 date.

3 SECTION 3. New statutory material is underscored.

4 SECTION 4. This Act shall take effect upon its approval.

5

Calvin K. M.
Alex. M.
Melanie Canale

Ju. P. Karamoto

B. J. G.

Mary B. Lee

M. A. L.

[Signature]

[Signature]

Sybil B. Berg

[Signature]

Rida T. R. Cabanilla

HB HMS 2006-1272



B. Kawakami

Pelje P. Abinsay, Jr.

INTRODUCED BY:

K. L.

[Signature]

[Signature]

[Signature]

[Signature]

[Signature]

[Signature]

[Signature]

[Signature]

[Signature]

Michael P. Kaluhira

Tony Wata

[Signature]
Kiric Caldwell

[Signature]
Cindy Evans

Report Title:

Continuing education; hazards

H.B.NO.3227

Description:

Requires real estate brokers and real estate salespersons to receive continuing education about hazard identification and disclosure so that they can inform homebuyers about risks.

