

JUDICIARY COMMITTEEMINUTES OF MEETING HELDFebruary 28, 1967

A meeting of the Judiciary Committee was held at 3:00 P.M., Tuesday, February 28, 1967, in Committee Room 56, State Capitol, Chairman Monroe presiding.

Members Present: Warren L. Monroe, Chairman  
V. L. Bunker  
M. J. Christensen  
Procter R. Hug  
Coe Swobe  
C. Clifton Young

Members Absent: Carl F. Dodge

Also Present: Senator Fisher  
Herb Matthews, President, State Board of Realtors  
Bob Bowers, President, Reno Board of Realtors  
Preston Hale, Past President, State Bd. of Realtors  
Pete Kelley, Public Relations  
Sy Ryan

S.B. 111 "Proposes additional qualifications for licensing of real estate brokers, salesmen; provides city license reciprocity for brokers, salesmen."

The realtors stressed the following areas of purpose in requesting favorable consideration of the Bill:

1. Education. They expressed the desire to upgrade the profession by requiring that licensees have a high school or equivalent education. At a later date, when sufficient funds are available to provide real estate courses throughout the State, it is their intention to require certain minimum attendance to insure that their knowledge is kept up to date. Such courses are now available to the residents of Washoe and Clark Counties
2. Reciprocity of City Licenses. The realtors cited as an example the situation they encounter in the City of Sparks. In order to engage in the sale or lease of one property they are required to pay a fee for the whole year. They believe it would be fair and equitable to pay a fee to the State, and a fee to each City in which they have an established place of business.

The realtors left the meeting at 3:30 P.M.

Disposition: Senator Young moved that the Committee "Do Pass S.B. 111", the motion was seconded by Senator Swobe. On roll call the votes were recorded as follows:

Aye: Christensen, Hug, Swobe and Yount.

Nay: Bunker

## Senate

Minutes of Judiciary Committee Meeting Held 2/28/67

Page 2

S.B. 53 "Requires uninsured motorist insurance provision in new automobile insurance policies."

Senator Young submitted the amendments to Chairman Monroe, who, in turn, read them to the committee. Relative to the amendment concerning the forms, the Committee was advised that Lou Mastos did not wish to pass on them and the insurance representatives had not objected. The other amendment made it possible for the insured to have a trial by jury if desired rather than being restricted to having the case settled by arbitration.

Disposition: ON MOTION of Senator Young, seconded by Senator Swobe, it was unanimously agreed to "Adopt the Amendments to S.B. 53." ON MOTION OF Senator Swobe, seconded by Senator Young, it was unanimously agreed to "Do Pass S.B. 53 as Amended."

S.B. 176 "Prohibits hampering of police officers and others at scene of disaster area, inciting of riots, and entering into or refusing to leave a disaster area."

Disposition: ON MOTION of Senator Young, seconded by Senator Swobe, it was unanimously agreed to "Do Pass S.B. 176."

S.B. 177 "Provides that arrests for gross misdemeanors or misdemeanors may be made at any time on probable cause without warrant."

ON MOTION of Senator Swobe, seconded by Senator Young, it was unanimously agreed to "Kill S.B. 177."

S.B. 179 "Requires written undertaking in certain actions against peace officers."

Senator Young expressed concern that some persons might not have any money to pay for the required bond.

Disposition: ON MOTION of Senator Young, seconded by Senator Christensen, it was unanimously agreed to "Kill S.B. 179."

S.B. 200 "Permits general improvement districts to issue revenue bonds for construction of and regulate use of recreation facilities."

Disposition: Senator Monroe is to set date for Hearing.

S.J.R. 12 "Proposes to amend Nevada Constitution by authorizing sessions of the Supreme Court outside Carson City."

Disposition: ON MOTION of Senator Swobe, seconded by Senator Young, it was unanimously agreed to "Do Pass S.J.R. 12."

S.J.R.13 "Proposes to amend Nevada Constitution by broadening provision for designation of pro tempore justices in case of temporary absence of regular justices."

Disposition: It was unanimously agreed, by consent, to "Kill S.J.R. 12."

## Senate

Minutes of Judiciary Committee Meeting Held 2/23/67

Page 3

S.B. 209 "Increases renewal fees for licensing of certain private schools; makes changes in exemptions of other schools from supervision by State Department of Education."

Disposition: Held Over. Senator Hug to arrange for Mr. Haglund, State Department of Education to appear before the Committee on Thursday, March 2, 1967.

S.B. 211 "Abolishes teachers' exemption from jury service."

Senator Hug advised that the Bill was requested by the State Board of Education because teachers wished to enjoy the "full rights of citizens." Senator Christensen stated that this legislation would increase the cost of education.

Disposition: It was unanimously agreed, by consent, to "Kill S.B. 211."

S.B. 217 "Authorizes county commissioners to appoint sheriff ex officio constable in counties with single township."

Disposition: ON MOTION of Senator Christensen, seconded by Senator Swobe, it was unanimously agreed to "Do Pass S.B. 217."

S.B. 224 "Requires payment of fees and costs by grantor upon reinstatement of loan under deed of trust."

Senator Swobe explained that when foreclosing under a deed of trust that it is necessary to file a notice of default, notify anyone else that is considered to have an interest, have a title search, all of which involve costs. If the debtor redeems the default he is only required to pay the amount he was in default. This Bill would require the debtor to pay the cost of fees, including attorney's fees, in addition to the amount of defaulted payments.

Disposition: ON MOTION of Senator Young, seconded by Senator Hug, it was unanimously agreed to "Do Pass S.B. 224."

S.B. 225 "Enlarges definition of condominium, exempts condominiums from certain rules of property, and restricts tax deeds of condominium interests."

Senator Swobe explained that the original legislation had followed the California law but they had forgotten to include condominiums that were not all in one building.

Disposition: ON MOTION of Senator Swobe, seconded by Senator Bunker, it was unanimously agreed to "Do Pass S.B. 225."

The meeting was adjourned at 4:05 P.M.