

Meeting Minutes

October 4, 2022

9:00 a.m. Remote Meeting

Members Present

- Angela Balconi
- Kim Chose
- Carla Higginson
- Gail Kelsie
- Derek Matthews
- Tom Peterson
- Bill Ronhaar, Chair
- Lori Smith

Liaisons and Staff Present

- Jon Burke, WSBA Staff Liaison
- Renata de Carvalho Garcia, RSD Director
- Bobby Henry, RSD Associate Director
- Kevin Fay, BOG Liaison
- Sarena Sayani, BOG Liaison
- Katherine Skinner, RSD Lead
- Anne Trent, RSD Paralegal

Other Attendees: Rachel Matz

PUBLIC SESSION

- The meeting was called to order at 9:07 a.m. The Chair confirmed that a quorum was present.
- The Board approved the proposed August 16, 2022 meeting minutes.
- Discussion of amendments to LPO Forms 10-05(i) and (r) (Statutory Warranty Deed). The Board considered whether to remove a comma from the Statutory Warranty Deed LPO Forms so that the punctuation is the same as the statute RCW 64.04.030. The Board voted to remove the comma (“conveys, and warrants”), but stated that the removal of the comma makes no substantive difference.
- Bill of Sale Form LPB 30-05(i). The Board considered whether the Bill of Sale Form needed to be in a form reflecting that it could or should be recorded as a real property records. The Board voted to amend the form so that it does not indicate that it should be recorded. The revised Bill of Sale Form with the recommended changes will be submitted to the LP Board for approval at the next LP Board meeting.
- Committee Assignments. The committee assignments for FY23 were presented to the Board by the Chair.
- TAXICAB Discussion. Tom Peterson updated the LP Board on the status of the TAXICAB task force. The Board considered the latest proposed memorandum of understanding between WSBA and the Supreme Court Boards (which includes LP Board). This memorandum will govern the relations between the WSBA and the Supreme Court Boards.



- Chair Bill Ronhaar inquired about whether the WSBA was able to find the 2002 Supreme Court order that adopted APR 12, the rule governing LPOs. The WSBA staff liaison informed the Chair that it was unable to locate the 2002 order after searching records. The Chair was also informed that WSBA staff had contacted the Supreme Court clerk who reported that she was unable to locate the 2002 order. The Chair assigned the Chair of the Liaison Committee to contact the Supreme Court to find the 2002 order. The Chair indicated that the purpose of the search is related to an inquiry regarding the budget and license fees paid by LPOs. The Associate Director of RSD explained the process for calculating the LPO budget.
- The meeting adjourned at 10:08 a.m.

Respectfully submitted,
Jon Burke
WSBA Staff Liaison to the LPB

DRAFT

