

HB 2275 STAFF MEASURE SUMMARY

Senate Committee On Business and General Government

Prepared By: Tyler Larson, LPRO Analyst

Meeting Dates: 4/18

WHAT THE MEASURE DOES:

Exempts from real estate licensing law any individual who arranges rental of transient lodging in the course of business as a hotelkeeper or innkeeper.

ISSUES DISCUSSED:

EFFECT OF AMENDMENT:

No amendment.

BACKGROUND:

The Oregon Real Estate Agency (OREA) licenses brokers, principal brokers, and property managers. State statutes provides 29 exemptions from real estate licensing laws, including nonlicensed individuals who are hotelkeepers or innkeepers.

In 2017, the Legislative Assembly enacted Senate Bill 67, which made technical changes to the statutes that govern OREA. One affect of the measure was to remove the individual license exemption for hotelkeepers or innkeepers. House Bill 2275 restores this exemption, allowing a licensee to engage in the rental of vacation units without the activity being subject to real estate licensing laws.