

THE REAL ESTATE BROKERS ACT) **Order No. 2540**
)
Section 47) **August 3, 2005**

**5145091 Manitoba Ltd. o/a
Century 21 Sun Country Realty**

WHEREAS:

(A) 5145091 Manitoba Ltd. o/a Century 21 Sun Country Realty (the “Applicant”) has applied to be registered as a broker under The Real Estate Brokers Act (the “Act”);

(B) Subsection 3(9) of the Act states that a broker shall not appoint an authorized official to be in charge of more than one office;

(C) The Applicant has applied to The Manitoba Securities Commission (the “Commission”) for an order that the Applicant shall be exempt from the provisions of section 3(9) of the Act;

(D) The Applicant has represented to the Commission that:

1. The Applicant will be maintaining a real estate office in Beausejour, Manitoba, where it currently employs Reginald Dwight Black (“Black”), President of the Applicant, as its authorized official;

2. The Applicant intends to operate a real estate office in Lac du Bonnet with Black as the authorized official and Douglas John Silvester, a salesperson registered under the Act;

3. It would not be economically feasible for the Applicant to employ another authorized official to manage the offices in Lac du Bonnet;

4. The Applicant is requesting permission for Black to be appointed authorized official in charge of the Lac du Bonnet branch office.

(E) The Commission is of the opinion that it would not be prejudicial to the public interest to grant the order requested.

IT IS ORDERED:

1. **THAT**, pursuant to section 47 of the Act, the Applicant shall be exempt from subsection 3(9) of the Act with respect to the office in Lac du Bonnet;

2. **THAT** this order will expire on July 31, 2006;

3. THAT the fee for this order shall be \$150.00.

BY ORDER OF THE COMMISSION

Director