



# IDFPR

## Illinois Department of Financial and Professional Regulation

Division of Real Estate

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**JB PRITZKER**  
Governor

**MARIO TRETO, JR.**  
Secretary

**LURIE MURPHY**  
Director

Illinois Department of Financial & Professional Regulation, Division of Real Estate  
Community Association Manager Licensing and Disciplinary Board  
OPEN Minutes

Date: January 20, 2026 –

Call to Order: 11:04 a.m.

Location: IDFPR - Division of Real Estate  
555 West Monroe Street, 5th Floor, Conference Room 5C5  
Chicago, IL 60661  
And  
Via Interactive Video Conference at IDFPR  
320 West Washington Street, 2<sup>nd</sup> Floor, Conference Room 258  
Springfield, IL 62786

Board Members Present: Louis Lutz - Vice Chairperson - CAM Member  
Barbara Al-Saigh – CAM Member  
Matthew Dorsch – CAM Member  
Marla Jackson - CAM Member  
Stephanie Skelley – CAM Member

Division Staff Present: Adrienne Levatino – Associate General Counsel  
Jeremy Reed – Deputy Director of Real Estate  
Nathaniel Chandler – Chief of Licensing and Education  
Jennifer RossiterMoreno – Real Estate Coordinator  
Merle Shearer – Chief of Prosecutions  
Hector Rodriguez – Chief of Investigations  
Jenni Scheck - Staff Attorney  
Susan Sigourney – Board Liaison  
Maria Lopez - Board Liaison  
Kim Prickett – Operations Manager

Guest(s) Present: Elise Busse – CAI  
Phil Avelar

Call to Order: The meeting was called to order at 11:04 am by Vice Chair Louis Lutz. The Board members present constituted a quorum of the Board.

Approval of Minutes: The Board members reviewed the Minutes of the Open Session of November 19, 2025, Community Association Manager Licensing and Disciplinary Board meeting. A motion was made by Dorsch and seconded by Jackson to approve the Open Minutes. Motion carried unanimously.

Public Comments: There were no comments from the public.

**STAFF REPORTS**

Licensing: The 2025 Licensing Report for activity conducted through the month of December was presented and discussed.

Education: The 2025 Education Report through the month of December was presented and distributed.

Complaints: The 2025 Complaints Report through the month of December was presented and distributed.  
For the month of November, there were 20 new complaints of which 13 were assigned to Investigations, zero were Closed at Intake Review and seven were Closed at CCR.  
For the month of December, there were 20 new complaints of which 12 were assigned to Investigations, zero were Closed at Intake Review and eight were Closed at CCR.

Investigations: The 2025 Investigations Report through the month of December was presented and distributed.  
For the month of December, 12 new complaints were received and assigned to Investigations. Two cases were Referred to Prosecutions and two cases were Closed in Investigations, bringing to a grand total of 311 current CAM cases pending in Investigations.

Prosecutions: The 2025 Prosecutions Report through the month of December was presented and distributed.  
For the month of December, there were 35 pending cases, two new cases were received, no informal conferences were held, two formal complaints were filed, and one case was closed.

Formal Hearing Schedule: Guests and Board Members received a schedule of the upcoming formal hearings.

Old Business: There was no Old Business discussed.

New Business: New Travel Voucher with updated mileage effective 1/1/2026.

Closed Session: A motion was made at 11:11 a.m. by Skelley and seconded by Jackson to enter Closed Session for the purposes set forth in Sections 2(c)(4), (15) and 21 of the Open Meetings Act. The Motion was passed unanimously upon a roll call vote.

Review of Minutes: The Board reviewed the closed minutes of the November 19, 2025, CAM Board Meeting.

Deliberations: There were no Deliberations for the Board to consider.

Motion to Return to Open Session: A motion made by Al-Saigh and seconded by Dorsch to go into Open Session at 11:22 a.m. The Motion carried unanimously.

Approval of Closed Minutes: A motion was made by Skelley and seconded by Jackson to approve the minutes of the closed session of the November 19, 2025, CAM Board meeting, The Motion carried unanimously.

Ratify Actions Taken In Closed Session: A Motion was made by Dorsch and seconded by Al-Saigh to ratify the Recommendations made by the Board in Closed Session which includes ratifying the actions of Consumer Complaint Review (CCR) Committee and review of five Consent Orders. The Motion carried unanimously.

Recommendations: There were no deliberations for the Board to consider.

Orders: Two Consent Orders and One Non-Disciplinary Order were reviewed and signed on behalf of the Board in Closed Session. Two Consent Orders are as follows:  
  
2019-08774 John D. Olivieri  
2022-04240 Cambridge Management

Minutes Remain Closed: A Motion was made by Skelley and seconded by Jackson that the Minutes of all Closed Sessions of the CAM Board remain and be kept closed. The Motion carried unanimously.

Adjournment: There being no further business, a Motion was made by Skelley and seconded by Jackson to adjourn at 11:24 a.m. The Motion carried unanimously.