

(4) "Steering" is any of the acts prohibited by subsections (d), (e), and (f) following.

(d) Unless so requested by a client or prospective client, it is unlawful for any real estate salesman, agent or broker to refuse to show or to refrain from showing any property, for sale or for rent, to any person because of race, color, SEX, religion or national origin, because of the racial composition or character of the neighborhood in which such property is situated.

(e) It is unlawful for any real estate salesman, agent or broker to refuse to show or to refrain from showing all available listed properties in a certain area within a specified price range, to a prospective client when the client or prospective client has requested to be shown all available properties in the area within the specified price range. A reasonable fee may be charged for showing these properties.

(f) It is unlawful for any real estate salesman, agent or broker to represent to any person that a dwelling is not available or that listings in addition to those already shown are not available when such dwellings or listings are, in fact, available and are within the price range specified by the client or prospective client, if such representation is based upon race, color, SEX, religion or national origin of the client to whom the representation is made, or the racial composition or character of the area in which the property described by such listings is situated.

(g) The Maryland Real Estate Commission, for the purposes of this section may receive complaints, conduct investigations, issue subpoenas, hold hearings and generally enforce the provisions of this subheading.

(h) A violation of this section is a misdemeanor punishable upon conviction by a fine of not more than five thousand dollars (\$5,000.00) or imprisonment for one year, or both; and a conviction of any licensee under this article shall be referred to the Maryland Real Estate Commission for action.

(i) The provisions of this section shall apply only in Baltimore City.

SECTION 2. AND BE IT FURTHER ENACTED, That this Act shall take effect July 1, 1978.

Approved May 16, 1978.