



Real Estate Appraiser Licensing and Certification Board

Meeting Minutes – February 26, 2025 Meeting

BOARD MEMBERS PRESENT

- Chair Keven Ewell
- Vice Chair Kris Poulson
- Board Member Jeff Morley
- Board Member Ron Jensen

COMMENCEMENT

The February 26, 2025 meeting of the Utah Real Estate Appraiser Licensing and Certification Board (Board) began at approximately 9:00 AM with Chair Ewell conducting.

A motion was made and seconded to approve the minutes from the January 22, 2025 Board meeting, with a revision: the addition of Board Members Poulson and Sloan. The vote on the motion was unanimous. The motion was approved.

There was no public comment.

DIVISION REPORTS

1. Director's Report

Director Veillette reported that the division joined a multi-state comment on the Appraisal Subcommittee's proposed rulemaking.

2. Section Reports

a. Education and Licensing

Ms. North reported that the online management system integration for license renewal was complete, so licensees should not have further issues. She clarified that the division is still accepting paper applications for all appraiser license types. Ms. North noted the division's upcoming Caravan continuing education events, including the likely approval of two hours of continuing education credit for appraisers who attend. Ms. North then reported on the most recent licensing stats. Ms. North reported that the division had approved one licensee to sit for the certified residential appraiser exam, and approved two "yes" answers: one for a temporary certified general appraiser permit and one for an appraiser trainee.

Ms. North then introduced Tyler Carson, an appraiser trainee whose application to sit for the licensed appraiser exam was denied by the division due to an issue with his supervisor. Mr. Carson then addressed the Board regarding his supervisor, who had failed to complete the division's requirements for supervisors. Mr. Carson then addressed questions from the Board.

Board Member Morley then discussed the topic of annual training for the Experience Review Committee. Ms. North discussed details from past years with the Board and indicated that she would work on it.

b. Enforcement

Ms. Wright reported that in January, the division received five cases, closed two cases, and had 46 open cases. Of these open cases, 16 were pending with the Attorney General's Office. Ms. Wright then provided the Board with an update on the division's mentorship program¹, which is in development with the assistance of a committee formed by the Board. The Board and Ms. Wright then discussed the proposed logistics for allowing licensees to participate in the mentorship program as part of the disciplinary process. Ms. Wright noted that Investigator Bryn Kaelin would be presenting at the upcoming St. George Symposium and highlighted her work on the mentorship program.

A motion was made and seconded to approve the division's use of the mentorship program in stipulations and in circumstances involving a contingent dismissal. The vote on the motion was unanimous. The motion was approved.

Ms. Wright then provided an update on the division's proposed PAREA program: it would not be moving forward.

c. Commission and Industry Issues

Mr. Barney discussed the pending proposed rule amendment that is before the Board and answered questions from the Board.

A motion was made and seconded to approve the proposed rule amendment with an effective date of February 26, 2025. The vote on the motion was unanimous. The motion was approved, and the division concurred.

EXECUTIVE SESSION

A motion was made and seconded to enter into executive (closed) session. The vote on the motion was unanimous. The motion was approved and the Board entered into executive session.

The Board returned and proceeded with reporting the results of the executive session. The Board had Mr. Barney read an administrative rule provision regarding supervisors and trainees.

A motion was made and seconded, with comment, to reject Mr. Carson's request to count the experience he gained under a supervisor who had not taken the course and who was not a recognized supervisor. The vote on the motion was unanimous. The motion was approved.

¹ This mentorship program is supported by the Appraisal Subcommittee of the Federal Financial Institutions Examination Council under the Grant SSG2024UT02. Opinions or points of view expressed through the program do not necessarily reflect the official position of or a position that is endorsed by the Appraisal Subcommittee.

ADJOURNMENT

A motion was made and seconded to adjourn the meeting. The vote on the motion was unanimous. The motion was approved, and the meeting adjourned.