

**UTAH DEPARTMENT OF COMMERCE  
DIVISION OF REAL ESTATE  
REAL ESTATE APPRAISER LICENSING AND  
CERTIFICATION BOARD  
DRAFT MEETING MINUTES**

**MAY 27, 2026, 9:00 AM**

Board Members In Attendance:

- Kris Poulsen, Chair
- Jared Preisler, Vice Chair
- Christopher Hansen
- Joel Frost
- Michael Brumble
- Richard Sloan
- Ron Jensen

Board Members Not In Attendance:

- None noted

**MEETING MINUTES**

**1. Commencement and Approval of Minutes**

- The meeting commenced and minutes from the April 29, 2026, meeting were approved.

**2. Oath of Office**

- New board members formally took the oath of office on the record. Members reaffirmed that their printed and notarized oaths will be processed for retention.

**3. Board Elections**

- **Chair:** Kris Poulsen was elected Chair by acclamation.
- **Vice Chair:** Jared Preisler was elected Vice Chair by acclamation.

**4. Director's Report (Leigh Veillette)**

- **Board Structure:** Clarified recent changes in board seat appointments involving members Hansen, Davidson, Sloan, and Morley to align with Senate records.
- **Compliance Review:** The Appraisal Subcommittee (ASC) will conduct a compliance review, including an on-site visit and observation of an upcoming board meeting. Staff were commended for their work preparing for this review.

## 5. Licensing and Education Report (Laurel North)

- **Trainee Tool:** A new supervisor training tool has been successfully implemented, with eight certified appraisers now listed as willing to take on trainees.
- **Outreach:** Upcoming Caravan events were announced for Cedar City, St. George, Logan, Moab, Richfield, and Spanish Fork.
- **Experience Review:** One review for Kirsten Zimmerman was scheduled.

## 6. Board and Industry Issues (Justin Barney)

- **ARRO Conference Recap:** Discussed consistency in enforcement across jurisdictions, uniformity of criteria (Appraisal Foundation), and the use of AI in appraisals. It was emphasized that AI is a tool and cannot replace professional judgment.
- **Industry Trends:** Discussed "intent versus negligence" in disciplinary actions.

## 7. Enforcement Report (Bryn Kaelin)

- **Case Load:** As of April 2026, 17 appraisal cases and two AMC cases are active. Six appraisal cases were closed.
- **Compliance Trends:** Noted significant decline in referrals from GSEs regarding poor performance.
- **Mentorship:** Encouraged appraisers to proactively seek mentors for complex assignments.

## 8. Experience Review: Kirsten Zimmerman

- **Review:** The board conducted an experience review for applicant Kirsten Zimmerman.
- **Discussion:** Addressed feedback regarding previous reports, including the need for better explanations of adjustments, reconciliation, and accurate listing history.
- **Action:** Following an executive (closed) session, the board voted unanimously to approve Kirsten Zimmerman's application to sit for the licensing exam.

## 9. Adjournment

- A motion was made to adjourn, which passed unanimously.

**Meeting adjourned.**

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### **NEXT MEETING**

June 24, 2026

### **2026 MONTHLY MEETING SCHEDULE**

<del>Jan 28</del>	<del>Feb 25</del>	<del>Mar 25</del>	<del>Apr 29</del>	May 27	Jun 24
Jul 29	Aug 26	Sep 30	Oct 28	Nov 18	Dec 16