

UTAH APPRAISER LICENSING AND CERTIFICATION BOARD
HEBER M WELLS BUILDING
Room 250
9:00 a.m.
August 24, 2022
Zoom

MINUTES

DIVISION STAFF PRESENT:

Jonathan Stewart, Division Director
Mark Fagergren, Licensing & Education Director
Kadee Wright, Chief Investigator
Maelynn Valentine, Board Secretary
Michael Genco, Licensing Specialist
Laurel North, Investigator
Judi Jensen, Assistant Attorney General
Matt Hastings, Division Analyst
Melissa McGill, Licensing Specialist
Sandy Margulies, Assistant Attorney General

BOARD MEMBERS PRESENT:

Jeff Morley-Chair
Keven Ewell, Vice Chair
Ben Brown, Board Member
Ron Jensen, Board Member
Kris Poulsen-Board Member

The August 24, 2022 meeting of the Appraiser Licensing and Certification Board began at 9:01 a.m. with Chair Jeff Morley conducting.

PLANNING AND ADMINISTRATIVE MATTERS

Approval of Minutes –

A motion was made and seconded to approve the July 27, 2022 minutes. Chair Morley, yes; Vice Chair Ewell, yes; Board Member Jensen, yes; Board Member Brown, yes, Board Member Poulsen, yes. The motion passes.

Public Comment Period

Robert Muir addressed the Board regarding the recent proposed rule amendment and asked where they are posted for members of the public to view. Director Stewart informed Mr. Muir that all rule amendments are posted in the Division's Newsletter, the

link for any rule amendments is also posted. Director Stewart advised that Individuals can subscribe to The Office of Administrative Rules bulletin for notifications on proposed rule amendments.

DIVISION REPORTS

DIRECTOR'S REPORT – Jonathan Stewart

Director Stewart reported that the Appraisal Subcommittee will be performing an offsite assessment of the Division of Real Estate next month. All of the information they have requested has been submitted. They will be attending the September Appraisal Board Meeting informing the Board and staff of their roles and what their job duties include. They will also be attending the executive session as an observer.

ENFORCEMENT REPORT – Kadee Wright

Ms. Wright reported that in July the Division received one complaint, and closed zero cases, leaving 39 appraisal cases open with the Division. There are two cases pending with the AG's office.

EDUCATION AND LICENSING REPORT – Mark Fagergren

Mr. Fagergren reported there were four candidates approved by both the education and experience review committees to sit for their corresponding exams.

- Melissa Sasser; Approved to sit for the Licensed Appraiser exam.
- Douglas Gleed; Approved to sit for the Licensed Appraiser exam.
- Robert Nilson; Approved to sit for the Licensed Appraiser exam.
- Alexander Cloward; Approved to sit for the Licensed Appraiser exam.
- Colten Johnson; Approved to sit for the Certified Residential Appraiser exam.
- Alec Nieman; Approved to sit for the Certified Residential Appraiser exam
- Daniel Miner; Approved to sit for the Certified Residential Appraiser exam

Mr. Fagergren reported there were one candidate denied by the experience review committees to sit for the corresponding exam.

- Hannah Higgins; Denied to sit for the Licensed Appraiser exam.

“Yes” answers of appraisers and Appraisal Management Companies that were approved by Division Representatives since our last Appraisal Board Meeting

- Henry Adamson
- Kenneth Dicks

Mr. Fagergren reported that the the Division received an application for Christopher Wade and recommended that the Board deny his application for a certified general temporary permit.

Mr. Fagergren gave an update on the application process with the Division. There are currently 27 open appraiser applications. Two mass appraisers have been waiting up to three weeks to have their samples reviewed, so there is some difficulty getting reviewers to review samples. There are currently 21 active reviewers and it was further discussed on how to recruit more volunteers to review samples.

BOARD AND INDUSTRY REPORT- Jonathan Stewart

Director Stewart reported on the Division's proposed rule amendments. The proposed rule amendment that the Board recently approved had been submitted and available for public comment, it contained changes regarding PAREA and Virtual Live Education. The Board voted that if there were no public comments to make it effective on August 1st. There was a public comment made from the Appraisal Institute, which the Board is required to consider. Director Stewart informed the Board that they could approve the proposed rule amendment with no changes or approve them with changes. If changes to the proposed rule amendment are approved, the rule must go through a new public comment period.

A motion was made and seconded to adopt the proposed rule amendment as written and to make the rule effective on September 1, 2022. Vote: Chair Morley, yes; Vice Chair Ewell, yes; Board member Smart, yes; Board Member Jensen, yes; Board Member Brown, yes, Board Member Poulsen, yes. The motion passes.

Director Stewart reported on the Data Collection Proposed Rule Amendment. It was voiced by Cheryl Dejno that she did not agree with the proposal. Director Stewart reported that the legislator that mentioned running legislation on this topic last year has mentioned the possibility of running legislation in the upcoming session. The Legislature would be the body to determine if any additional requirements would be needed. Director Stewart will notify the Board if there is any pending legislation regarding this topic.

Vice Chair Ewell discussed with the Board and Division staff the proposed changes. This item will be added to the agenda and posted to the public website so that action can be taken on the proposed rule amendment at next month's meeting.

Experience Review

Braydon Platt

A motion was made and seconded to close the meeting for the sole purpose of discussing the character, professional competence, or physical or mental health of an individual: Vote: Chair Morley. Yes; Vice Chair Ewell, yes; Board Member Jensen, yes; Board Member Brown, yes, Board Member Poulsen, yes. The motion passes.

CLOSED TO PUBLIC

An Executive Session was held.

OPEN TO PUBLIC

A motion was made and seconded to approve Braydon Platt to sit for the appraiser exam. Vote: Chair Morley. yes; Vice Chair Ewell, yes; Board Member Jensen, yes; Board Member Brown, yes, Board Member Poulsen, yes. The motion passes.

A motion was made and seconded to deny the temporary permit for Christopher Wade. Vote: Chair Morley. yes; Vice Chair Ewell, yes; Board Member Jensen, yes; Board Member Brown, yes, Board Member Poulsen, yes. The motion passes.

A motion was made and seconded to adjourn the meeting. Vote. Chair Morley. yes; Vice Chair Ewell, yes; Board Member Jensen, yes; Board Member Brown, yes, Board Member Poulsen, yes. The motion passes.

The meeting adjourned at approximately 11:28 a.m.