

**REAL ESTATE APPRAISER LICENSURE
AND CERTIFICATION BOARD
September 13, 2018**

MINUTES

I. CALL TO ORDER & ESTABLISH QUORUM

Dennis Kruse called the meeting to order at 9:12 a.m. in Room W064, South Government Center, 402 West Washington Street, Indianapolis, Indiana, and declared a quorum, in accordance with Ind. Code § 25-34.1-8-4.

Members Present:

Mark Ratterman
Dennis "Matthew" Kruse II, Chairman
Wayne Johnson
Terry Watson
Gina Stuart, Vice Chairman
John Newlin
Ron Kohart

Members Absent:

State Officials Present:

Deanna Alexander, Board Director
Toby Davis, Assistant Director
Nate Black, Compliance Office
Jim Schmidt, Deputy Attorney General

Transcriptionist:

No court reporter needed as there was nothing on the agenda

II. REPORT FROM THE INDIANA ATTORNEY GENERAL'S OFFICE

Attorney General's Report presented by Sam Dayton

III. ADOPTION OF THE MINUTES FROM THE JULY 19, 2018 MEETING OF THE BOARD

Motion was first and seconded to **Approve**.

Kohart/Newlin
7/0

The following Board Members Voted "Aye" "Nay"

Mark Ratterman	✓
Dennis "Matthew" Kruse	✓
Ron Kohart	✓
Wayne Johnson	✓
John Newlin	✓
Gina Stuart	✓
Terry Watson	✓

IV. PERSONAL APPEARANCES

A. Nothing for review

V. ADMINISTRATIVE HEARINGS

A. **In the Matter of the License of: Daniel Clark - CONTINUED**
2018 REAB 0013
Re: Order to Show Cause

VI. REVIEW OF PROBATION

A. Nothing for review

VII. DELIBERATIONS AND POSSIBLE ISSUANCE OF FINAL ORDERS

A. Nothing for review

II. APPLICATION FOR REVIEW

A. Nothing for review

III. REINSTATEMENT APPLICATIONS

A. Nothing for review

IV. APPRAISER CE COURSE

A. **American Society of Farm Managers and Rural Appraisers (CE10600496)**

1. ASFMRA 89 th Annual Convention Day 1	5 Hours
2. ASFMRA 89 th Annual Convention Day 2	3 Hours

Motion was first and seconded to **Approve**.

Johnson/Sturat

7/0

The following Board Members Voted “Aye” “Nay”

Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Ron Kohart	✓	
Wayne Johnson	✓	
John Newlin	✓	
Gina Stuart	✓	
Terry Watson	✓	

B. American Society of Farm Managers and Rural Appraisers (CE10600496)

Courses already approved for 7 hours. Looking for approval for time frame

- | | |
|---|------------------------|
| 1. Advanced rural Case studies (A400) | 36 21 Hours |
| 2. Advanced Appraisal Exam Preparation Course | 20 20 Hours |

Motion was first and seconded to **Approve**.

Ratterman/Johnson

7/0

Maximum the Board gives is 21 hours as they have to take the 7 hours of USPAP.

The following Board Members Voted “Aye” “Nay”

Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Ron Kohart	✓	
Wayne Johnson	✓	
John Newlin	✓	
Gina Stuart	✓	
Terry Watson	✓	

C. American Society Of Farm Managers and Rural Appraisers (CE10600496)

- | | |
|--|---------|
| 1. Rapid Fire Case Studies 2018 | 6 Hours |
| Instructors: Don Fisher, D.Matt Marschall, Mark Williams, Margy Eckelkamp
Ronald Alfred | |

Motion was first and seconded to **Approve**.

Johnson/Stuart
7/0

The following Board Members Voted “Aye” “Nay”

Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Ron Kohart	✓	
Wayne Johnson	✓	
John Newlin	✓	
Gina Stuart	✓	
Terry Watson	✓	

D. Education Resource (CE10600517)

1. CE 00-18-3 what Excel can do for the Residential Appraiser 2 hours

Motion was first and seconded to **Approve**.

Johnson/Newlin
7/0

The following Board Members Voted “Aye” “Nay”

Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Ron Kohart	✓	
Wayne Johnson	✓	
John Newlin	✓	
Gina Stuart	✓	
Terry Watson	✓	

E. The Columbia Institute (CE21100051)

1. Performing USPAP Compliant Appraisal Reviews, No. 161 8 Hours
2. Appraisal of Small Residential Income Properties, No 851 7 Hours
3. Appraisal of Small Residential Income Properties, No 160 8 Hours

Motion was first and seconded to **Approve**.

Johnson/Newlin

7/0

The following Board Members Voted	“Aye”	“Nay”
Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Ron Kohart	✓	
Wayne Johnson	✓	
John Newlin	✓	
Gina Stuart	✓	
Terry Watson	✓	

F. Indiana Real Estate Appraisal Association (CE21100033)

1. Developing and Supporting Adjustments 7 Hours

Motion was first and seconded to **Approve**.

Johnson/Stuart
7/0

The following Board Members Voted	“Aye”	“Nay”
Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Ron Kohart	✓	
Wayne Johnson	✓	
John Newlin	✓	
Gina Stuart	✓	
Terry Watson	✓	

G. A Noble Education (New)

1. Appraiser Fest 2018 (3 Day) ~~11~~ 8 Hours

Motion was first and seconded to **Approve**.

Johnson/Newlin
7/0

The following Board Members Voted	“Aye”	“Nay”
Mark Ratterman	✓	

Dennis "Matthew" Kruse	✓
Ron Kohart	✓
Wayne Johnson	✓
John Newlin	✓
Gina Stuart	✓
Terry Watson	✓

V. OLD/NEW BUSINES

A. Appraisal Sub Committee will be here:

1. ASC will be here April 2 – 5 and will be attending our April 4, 2019 Board Meeting.

B. Potential Rule Changes Based on ASC Changes

1. Real Property Appraiser Qualification Criteria
2. Appraisal Management Companies

The Board has decided not to bring the Licensed Residential license back.

Ratterman/Stuart
6/1

The following Board Members Voted	"Aye"	"Nay"
Mark Ratterman	✓	
Dennis "Matthew" Kruse		✓
Ron Kohart	✓	
Wayne Johnson	✓	
John Newlin	✓	
Gina Stuart	✓	
Terry Watson	✓	

College requirement for the Certified Residential Appraiser

- The Board has decided to go with Option 1, 2, 3 and 6

Kruse/Ratterman
6/1

The following Board Members Voted	"Aye"	"Nay"
Mark Ratterman	✓	
Dennis "Matthew" Kruse	✓	
Ron Kohart	✓	

Wayne Johnson	✓	
John Newlin		✓
Gina Stuart	✓	
Terry Watson	✓	

Experience requirement for the Certified Residential Appraiser

- The Board has decided to make no change to the Certified Residential Appraiser experience hours. It shall remain as 2500 hours in 2 year time frame.

Johnson/Ratterman
7/0

The following Board Members Voted	“Aye”	“Nay”
Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Ron Kohart	✓	
Wayne Johnson	✓	
John Newlin	✓	
Gina Stuart	✓	
Terry Watson	✓	

Motion was made Residential Desk Appraisal Hour Allowance

Form report to allow only 2 hours to the Appraiser and 1 hour to the Supervisor.

Experience requirement for the Certified General Appraiser

- The Board has decided to make no change to the Certified General Appraiser experience hours. It shall remain as 3000 hours in 30 months.

Johnson/Ratterman
7/0

The following Board Members Voted	“Aye”	“Nay”
Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Ron Kohart	✓	
Wayne Johnson	✓	
John Newlin	✓	
Gina Stuart	✓	
Terry Watson	✓	

C. HB 1245 Rule Drafting

1. Need to revise its licensing requirements to the extent necessary to explicitly list The Crime-1s that will disqualify an individual from receiving a license.

Motion was made and seconded to add Operating a motor boat while intoxicated to the column “This Crime Should Be A Disqualifying Crime” Survey list.

Stuart/Johnson
6/1

The following Board Members Voted	“Aye”	“Nay”
Mark Ratterman		✓
Dennis “Matthew” Kruse	✓	
Ron Kohart	✓	
Wayne Johnson	✓	
John Newlin	✓	
Gina Stuart	✓	
Terry Watson	✓	

Motion was made and seconded to recommend to the Indiana Real Estate Commission to adopt the draft Emergency Rule that was submitted by staff with the heading of Indiana Board of Pharmacy except for the crimes marked as “This Crime Should not be a Disqualifying Crime” on the Survey filled out by Appraiser Board members but with Operating a motorboat while intoxicated included in the Emergency Rule. Also the correct Board name needs to be inserted in section one and in SECTION 4, section needs to be changed to SECTION.

Stuart/Kohart
7/0

The following Board Members Voted	“Aye”	“Nay”
Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Ron Kohart	✓	
Wayne Johnson	✓	
John Newlin	✓	
Gina Stuart	✓	
Terry Watson	✓	

D. AARO Conference in October

1. Who is interested in attending? Mark said he would attend if no one else is interested in attending.

Motion was first and seconded to allow Mark Ratterman to attend

Kruse/Johnson
7/0

The following Board Members Voted	“Aye”	“Nay”
Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Ron Kohart	✓	
Wayne Johnson	✓	
John Newlin	✓	
Gina Stuart	✓	
Terry Watson	✓	

E. LSA# 18-65 Rule Discussion

Motion was made and seconded to make an agency correction for 876- IAC 3-3-5.1 (m)

Kruse/Stuart
7/0

The following Board Members Voted	“Aye”	“Nay”
Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Ron Kohart	✓	
Wayne Johnson	✓	
John Newlin	✓	
Gina Stuart	✓	
Terry Watson	✓	

VI. ADJOURNMENT

There being no further business, and having completed its duties, the meeting of the Indiana Real Estate Appraiser Licensure and Certification Board adjourned at 12:07 p.m.

Next Scheduled Meeting

November 8, 2018
9:00 a.m.
W064

Dennis Kruse, Chairman