

**REAL ESTATE APPRAISER LICENSURE  
AND CERTIFICATION BOARD  
July 18, 2019**

**MINUTES**

---

**I. CALL TO ORDER & ESTABLISH QUORUM**

Dennis Kruse called the meeting to order at 9:04 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, Vice Chairman  
Dennis “Matthew” Kruse II, Chairman  
Wayne Johnson

**Members Absent:**

Ron Kohart  
Terry Watson  
John Newlin

**State Officials Present:**

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

**Transcriptionist:**

Heather Harbaugh, Accurate Reporting of Indiana

**II. REPORT FROM THE INDIANA ATTORNEY GENERAL’S OFFICE**

Attorney General’s Report presented by Jennifer Barth

**III. ADOPTION OF THE MINUTES FROM THE MAY 30, 2019 MEETING OF THE BOARD**

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

Ratterman/Johnson  
3/0

The following Board Members Voted	“Aye”	“Nay”
Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Wayne Johnson	✓	

**IV. LEGISLATIVE CHANGES**

**V. ADMINISTRATIVE HEARING**

**A. In the Matter of the License of: Ryan McKinley**  
 2018 REAB 0005  
 Re: Disciplinary Hearing and Order to Show Cause

Leif Johnson, Attorney General’s Office

Witness: Deanna Alexander

Exhibits -

Respondent: Ryan McKinley  
 Attorney: Derek Peterson

Witness – Deanna Alexander  
 Witness – Jeremy Decker

Exhibits – 1, 2, 3,

Motion was first and seconded to **Remove from Probation subject to the trainees being removed from under Ryan McKinley’s license as their Supervisor and to dismiss the Show Cause Order.**

Ratterman/Johnson  
 3/0

The following Board Members Voted	“Aye”	“Nay”
Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Wayne Johnson	✓	

The meeting is reconvened at 10:53 am

**B. In the Matter of the License of: Paul Matthews**

2018 REAB 0010

Re: Disciplinary Hearing

Paul Matthews "Verified Petition for Review Amended in Relation back of Amendments".

Motion was first and seconded to **Deny Mr. Matthews Petition.**

Ratterman / Johnson

3/0

The following Board Members Voted      "Aye"      "Nay"

Mark Ratterman	✓	
Dennis "Matthew" Kruse	✓	
Wayne Johnson	✓	

Leif Johnson, Attorney General's Office

Witness: Jaclyn Meza

Exhibits: A, B, C,

Respondent: Paul Matthews

Attorney: No Attorney

Exhibits: 1, 2,

Break at 1:00 pm reconvened at 1:06 pm

Count I – Guilty

Count II – Not Guilty

Count III – Guilty

Count IV – Guilty

Count V – Guilty

Count VI - Guilty

Motion was first and seconded to find Mr. Matthews in violation in counts I, III, IV, V, and VI.

Sanctions imposed are to place the license on probation and stay the probation order until Mr. Matthews complete the following courses at 4 hours each "Report certification-what am I signing and why?" and "Residential report writing versus form filling" hour courses and they not count towards CE for the 2020 renewal period to be complete by October 31, 2019

by submitting the course completion certificates if not received by October 31, 2019 the Board may take further action.

Responded pay the \$5.00 Heath Records fee and cost of proceedings in the amount of \$255.73 to be paid by October 31, 2019.

Ratterman/Johnson  
3/0

The following Board Members Voted      "Aye"      "Nay"

Mark Ratterman	✓	
Dennis "Matthew" Kruse	✓	
Wayne Johnson	✓	

**VI. PERSONAL APPEARANCES**

**VII. REVIEW OF PROBATION**

**VIII. DELIBERATIONS AND POSSIBLE ISSUANCE OF FINAL ORDERS**

**IX. APPLICATION FOR REVIEW**

**X. REINSTATEMENT APPLICATIONS FOR REVIEW**

**XI. APPRAISER CE COURSE**

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

- |                                 |         |
|---------------------------------|---------|
| 1. Highest and Best Use Seminar | 8 Hours |
|---------------------------------|---------|

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

Johnson/Ratterman  
3/0

The following Board Members Voted      "Aye"      "Nay"

Mark Ratterman	✓	
Dennis "Matthew" Kruse	✓	
Wayne Johnson	✓	

**B. CoreLogic Valuation Solutions Inc/The Columbia Institute (CE21100051)**

- |   |          |
|---|----------|
| 1. eTech Solution: Next Generation Appraisal Workflow and Forms Software No 123 | 16 Hours |
|---|----------|

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

Johnson/Ratterman  
3/0

The following Board Members Voted      “Aye”      “Nay”

Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Wayne Johnson	✓	

**C. CoreLogic Valuation Solutions Inc/ The Columbia Institute (CE21100051)**

1. Introduction to Value Verify for Appraisers, No 068      4 Hours

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

Johnson/Ratterman  
3/0

The following Board Members Voted      “Aye”      “Nay”

Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Wayne Johnson	✓	

**D. Allterra Group (CE10800883)**

1. 2019 Modern Appraisal Vegas      7 Hours
2. 2019 Role of the Appraiser Vegas      7 Hours

Motion was first and seconded to **Approved, Mr. Bradford does not meet the requirements as an instructor**.

Johnson/Ratterman  
3/0

The following Board Members Voted      “Aye”      “Nay”

Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Wayne Johnson	✓	

**XII. OLD/NEW BUSINES**

Motion was first and seconded to add Ryan David Barker’s request to approve the following course.

Ratterman/Johnson  
3/0

The following Board Members Voted      “Aye”      “Nay”

Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Wayne Johnson	✓	

**A. Ryan David Barker**

1. Requiring approval for Dennis Badger & Associates, Inc. course for KY Supervisor and Associate Mandatory Course for 7 hours

**XIII. 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 2:05 p.m.

**Next Scheduled Meeting  
September 12, 2019  
9:00 a.m.  
W064**

---

Dennis Kruse, Chairman