

**MINUTES
REAL ESTATE APPRAISER LICENSURE
AND CERTIFICATION BOARD
INDIANA GOVERNMENT CENTER SOUTH
WEDNESDAY JANUARY 24, 2024**

Members Present:

Wayne Johnson, Chair
Dennis "Matthew" Kruse II
Mark Ratterman
Ron Kohart
Cyndi Gianneschi

Members Absent:

State Officials Present:

Amy Hall, Board Director
Chris Shea-Russell, Assistant Board Director
Brad Repass, Assistant Board Director
James Harry, Board Counsel

Court Reporter:

Margie Addington, Court Reporter

I. CALL TO ORDER & ESTABLISH QUORUM

Wayne Johnson called the meeting to order at 9:31 a.m. and declared a quorum, in accordance with Ind. Code § 25-34.1-8-4.

II. ADOPTION OF THE AGENDA

Motion was made by Ron Kohart and seconded by Mark Ratterman to approve the agenda.

Kohart/Ratterman

Motion Passes 5/0

The following members voted.

	Aye	Nay
Mark Ratterman	✓	
Dennis "Matthew" Kruse	✓	
Wayne Johnson	✓	
Cyndi Gianneschi	✓	
Ron Kohart	✓	

III. ADOPTION OF THE MINUTES FROM THE NOVEMBER 30, 2023 MEETING OF THE BOARD

Motion was made by Ron Kohart and seconded by Mark Ratterman to approve the minutes of the November 30, 2023, meeting. The minutes are approved.

Kohart/Ratterman

Motion Passes 5/0

The following members voted.

	Aye	Nay
Mark Ratterman	✓	
Dennis "Matthew" Kruse	✓	
Wayne Johnson	✓	
Cyndi Gianneschi	✓	
Ron Kohart	✓	

IV. REPORT FROM THE OFFICE OF THE ATTORNEY GENERAL

Kelsey McKnight provided a report from the Office of the Attorney General. There is one open litigation case. There are 2 active pending cases currently open.

V. PERSONAL APPEARANCES

Brandice Weddle – Application Review

Brandice appeared before the board to discuss appraisals she submitted for licensure. The board members had some questions about the appraisals she submitted. Discussed ‘Concessions’ with her. Concessions effect the price associated with seller costs.

Motion made by Mark Ratterman seconded by Matt Kruse for her application to move forward and to be able to sit for the exam.

Ratterman/Kruse

Motion Passes 5/0

The following members voted.

	Aye	Nay
Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Wayne Johnson	✓	
Cyndi Gianneschi	✓	
Ron Kohart	✓	

Heidi Michalek – Application Review

Jed Sparks, her supervisor, was unable to attend as he is out of the country.

Heide Michalek appeared before the board to discuss her application due to logs that she submitted. The markets are not stable, nor have they been in the past years. The market has changed dramatically in the past 5 years.

Motion made by Mark Ratterman seconded by Cyndi Gianneschi to approve the logs and allow her to proceed to take the exam.

Ratterman/Gianneschi

Motion Passes 5/0

The following members voted.

	Aye	Nay
Mark Ratterman	✓	
Dennis “Matthew” Kruse	✓	
Wayne Johnson	✓	
Cyndi Gianneschi	✓	
Ron Kohart	✓	

VI. ADMINISTRATIVE HEARINGS

Eric Klein – Petition to Withdraw Probation

License No.: CG40700716

Cause No.: 2020 REAB 0005

Re.: Petition to Withdraw Probation

Eric Klein appeared before the board for his Petition to Withdraw from Probation.

Cyndi Gianneschi made a motion and seconded by Ron Kohart to approve the Withdraw from Probation petition.

Gianneschi/Kohart

Motion Passes 4/1/0

The following members voted.

	Aye	Nay
Mark Ratterman		✓
Dennis "Matthew" Kruse	✓	
Wayne Johnson	✓	
Cyndi Gianneschi	✓	
Ron Kohart	✓	

VII. DISCUSSION

PAREA

Board asked Amy to reach out to PLA attorney to see where the rules are in the process and report back to the board.

Board also asked for paper copies of USPAP to review at meetings.

Rules

See above....

Board Elections

Mark Ratterman as Chair, Ron Kohart as Vice Chair

Matt Kruse made a motion and seconded by Cyndi Gianneschi to approve the proposed officers for 2024.

Kruse/Gianneschi

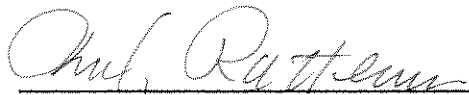
Motion Passes 5/0

The following members voted.

	Aye	Nay
Mark Ratterman	✓	
Dennis "Matthew" Kruse	✓	
Wayne Johnson	✓	
Cyndi Gianneschi	✓	
Ron Kohart	✓	

VIII. ADJOURNMENT

Adjourn at 11:33



Mark Ratterman, Chair

4-10-24

Date