

Minutes of the
Idaho Real Estate Appraiser Board
January 25, 1999

The Idaho Real Estate Appraiser Board meeting was called to order at 9:40 a.m. Monday, January 25, 1999 at the Bureau of Occupational Licenses, Owyhee Plaza, 1109 Main Street, Suite 220, Boise, Idaho.

Roll Call: Ruby Stroschein, Chairman
 Paul Morgan, Vice Chairman
 Doyle Pugmire, Secretary
 Ed Morse, Board Member
 Gordean Briggs, Board Member

Bureau Staff: Carmen Westberg, Bureau Chief
 Roger Hales, Administrative Attorney
 Budd Hetrick, Deputy Bureau Chief
 John Kersey, Supervising Investigator
 Dee Ann Randall, Administrative Secretary

Minutes

Moved by Ed Morse, seconded by Paul Morgan and carried that the minutes of the November 23, 1998 board meeting be approved.

Moved by Doyle Pugmire, seconded by Paul Morgan and carried that the minutes of the January 6, 1999 conference call be approved.

Moved by Ed Morse, seconded by Paul Morgan and carried that the minutes of the November 23, 1998 board meeting be amended as follows: Item #4 under Application Process be amended to read as follows: 4. **Upon submission of additional reports, they will be reviewed for USPAP compliance.**

Complaint Report

Complaints received for 1999 total two (2) and are under investigation.

A total of thirty-seven (37) complaints were received during 1998, thirty-five (35) of which remain under investigation.

A total of thirty-two (32) complaints were received during 1997, fifteen (15) remain under investigation, legal or pro review.

Forty-four (44) complaints were received in 1996; of those, six (6) remain open.

No anonymous complaints have been received for the board's review.

Mr. Kersey circulated to the board members a list of currently licensed/certified appraisers and asked for recommendations for possible pro-reviewers. The Board provided Mr. Kersey with names of appraisers to contact.

Travel Reimbursement for Ed Morse

Ed Morse attended educational courses sponsored by the American Law Institute/American Bar Association in Philadelphia, Pennsylvania January 7 – 9, 1999. One of the courses he attended dealt with Eminent Domain and Land Valuation Litigation that involved an actual case, pertaining to areas of concern in Idaho. The issues were discussed and materials were given to Roger Hales and John Kersey for their review.

Moved by Gordean Briggs, seconded by Paul Morgan and carried that Ed Morse be reimbursed \$750 for expenses incurred for attendance at this meeting.

Audit Process

The audit process was discussed with the concurrence of the board members that their current process of random audits on logs submitted with applications is sufficient at this time.

Newsletter

Ruby Stroschein will review all articles submitted for the newsletter and inform the board members what else is needed prior to completing a draft of the newsletter.

Internet Information

Budd Hetrick distributed information to the board members regarding the web site on the internet for the Real Estate Appraiser Board. He asked the board to review the information and apprise him of any changes or additions that they would like. Anticipated completion date is the first of March, 1999.

Policy Manual

The Board reviewed the board policy manual compiled by Doyle Pugmire and made changes, additions and deletions. Mr. Pugmire will redo accordingly and the board will again review.

Ken Fields

Ken Fields met with the board to discuss the State Tax Commission Course 1. This course was not approved by the board as meeting its educational requirements. Several individuals attended the course under the impression that it was approved. Mr. Fields spoke for the individuals who attended the course. He stated that they believed the course has been previously accepted by the board, they did not know it was required that the course be taught

by an IAAO approved instructor, and they were not informed that the Board had not approved the course until halfway through the course. They requested board approval for the course.

The Board will state its position regarding the course and educational credit for the individuals who attended Course 1 in a letter to the State Tax Commissioners.

Margaret Whaley

Margaret Whaley met with the Board regarding her pending certified residential application. The Board informed Ms. Whaley she will be notified in writing of their decision regarding her application.

Executive Session

Moved by Doyle Pugmire, seconded by Ed Morse and carried that the Board go into executive session, the time being 1:45 p.m.

Moved by Ed Morse, seconded by Paul Morgan and carried the Board come out of executive session at 2:05 p.m.

It was the decision of the Board that Margaret Whaley will be required to submit for their review two (2) demonstration appraisal reports demonstrating the three (3) approaches to value.

Carmen Westberg

Ms. Westberg informed the Board that their proposed law and rule changes thus far have been well received by the legislature.

The Board discussed with Ms. Westberg the possibility of having their July 19, 1999 board meeting in Idaho Falls, as scheduled, and also having a second day tri-state meeting in Jackson, Wyoming with Idaho, Wyoming and Montana board members to discuss issues of mutual concern. It was decided that the board meeting had to be in Idaho. The two day meeting will be held in Idaho Falls.

March 15, 1999 Board Meeting Agenda Items

Each board member is to prepare two (2) questions for an open book state law examination for the March 15, 1999 board meeting

Dee Ann Randall will circulate to all board members copies of surrounding state laws and rules regarding trainee registration. The board will discuss its ideas and possible law/rule changes to initiate a trainee registration status.

Realtors Legislation Update

Ed Morse informed the Board that a bill has been agreed upon by the appraisers and realtors. The RS was presented to the committee last week and the committee voted to print the bill.

Meeting adjourned at 5:00 p.m.