

State Board of Appraisers, Abstracters, and Home Inspectors
Department of Labor and Licensing
900 West Capitol Avenue, 3rd Floor Training Room, Little Rock, AR 72201
Board Meeting
Thursday, November 7, 2024

The State Board of Appraisers, Abstracters, and Home Inspectors met on November 7, 2024, at 10:00 a.m. at 900 West Capitol Avenue, 3rd Floor Training Room, Little Rock, AR. Present at the meeting were staff members Diana Piechocki, Director; Suzie Puckett, Executive Assistant to the Director; Armistead Reasoner, Licensing Coordinator and Devin Parker, Administrative Analyst. Assistant Attorney General Aaron Lowery was also in attendance.

Chairman Brian Hester called the meeting to order at 10:00 a.m.

No guests were present.

Roll call was taken by Suzie Puckett and indicated the following members present and absent:

PRESENT

Brian Hester
Sara Stephens
Sara Hawkins
Laney Briggs
Michael Griffino
Wally Loveless
Scott McKennon
Daniel Storlie

ABSENT

Julie Matthews
Jim Pender

A quorum was declared pursuant to Section 5, subparagraph (C) of Act 541 of 1991 as amended, for the purpose of conducting Board business.

Brian explained that Julie Matthews had notified the Board office in advance that she had a work function requiring her attendance. Sara Stephens moved to mark Julie's absence as excused, with a second by Michael Griffino. The motion passed unanimously.

Brian explained that no response was received from Jim Pender regarding his absence. Scott McKennon moved to mark Jim's absence as unexcused, with a second by Sara S. The motion passed unanimously.

Brian explained that Laney Briggs had notified the Board office by email shortly before the October 18, 2024, meeting that he was unable to attend. Scott moved to change Laney's absence to excused, with a second by Sara S. The motion passed unanimously.

Brian asked for a motion to approve the agenda. Sara S. moved to approve the agenda, with a second by Daniel Storlie. The motion passed unanimously.

After allowing board members time to review the minutes of September 12, 2024, and October 18, 2024, Scott moved to approve both sets of minutes, with a second by Sara S. The motion passed unanimously.

At this time, the Chairman moved to Committee Reports. The Education Committee Report was presented by Sara S.

I. Appraiser Course Approval

a. Appraiser eLearning LLC

1. Class/Synch: AE060 – *Objectivity: Market Change and GLA*) – 4 CE
Instructor(s): Tim Anderson, Scott Cullen, Thomas Humphreys

Scott moved to approve this class, with a second by Daniel. The motion passed unanimously.

II. Appraiser Proctor Approval

a. International Right of Way Association (IRWA)

1. Lacie Jones

(This proctor application was submitted with the following class and instructor applications that were approved 08/02/24, but was inadvertently omitted from the education agenda for approval at the same time.) Class/Synch: IR008 – *Course 105: The Uniform Act Executive Summary (8/8/24)* – 8 CE Instructor(s): Lacie Jones

Scott moved to approve the proctor, with a second by Sara Hawkins. The motion passed unanimously.

III. Appraiser Individual Credit

a. Requestor: George Roberts (CG2248)

Credit Requested: 4 hrs CE

Course Title: *Mastering Market-Based Adjustments*

Provider: Aloft, Inc.

Delivery Method: Class

CAP Approval: No

IDECC Approval: Yes, for Synch; exp 06/03/2027

Date(s) Taken: 08/19/2024

Scott moved to approve this class, with a second by Daniel. The motion passed unanimously.

b. Requestor: Patricia Thompson (CR4982)

Credit Requested: 4 hrs CE; 12 hrs CE

Course Titles: *Appraising Limited Market Properties (4 hrs)*
Navigating Change: Modernization and You, Will you be Extinct? (12 hrs)

Provider: Relocation Appraisers and Consultants

Delivery Method: Class

CAP Approval: No

IDECC Approval: No
Date(s) Taken: 10/02/24 – 10/04/2024

Scott moved to approve eleven (11) hours of CE with four (4) for *Appraising Limited Market Properties* and seven (7) for *Navigating Change: Modernization and You, Will you be Extinct?*, with a second by Michael. The motion passed unanimously.

IV. Home Inspector Continuing Education Course Approval

a. Home Inspection University:

1. Classroom: 2023 NEC Changes & Common Defects – 2 CE
Instructor(s): Michael Casey
2. Classroom: Report Writing & Risk Management – 2CE
Instructor(s): Michael Casey

Sara H moved to approve both classes, with a second by Daniel. The motion passed unanimously.

Next, Brian asked for the Finance Committee Report. Sara H reported that, as of today, the Board has a combined Treasury Account balance of \$2,189,529.14. Scott moved to approve the Finance Committee Report, with a second by Daniel. The motion passed unanimously.

Moving to Staff Reports, Brian asked for the Appraiser Investigator Report presented by Diana Piechocki. She reported on the following cases.

Summary of Probable Cause Committee Meetings

Board Members: Brian Hester and Scott McKennon

<u>Date</u>	<u>Case #</u>	<u>Basis/Allegations</u>	<u>Recommendation</u>
10/18/2024	24-1134	Errors and Omissions	Dismiss with Caution – Corrected case number from the previous board meeting. Reported as 24-1137.
10/18/2024	24-1135	Errors and Omissions	Dismiss with Caution
10/18/2024	23-1103	Violations of USPAP	Full Board Hearing

Devin Parker presented the Home Inspector Investigator Report on the following cases.

Jurisdiction Committee Meeting

Board Members: Sara Hawkins and Daniel Storlie

<u>Date</u>	<u>Case #</u>	<u>Basis/Allegations</u>	<u>Recommendation</u>
09/12/2024	24-0071	Errors and Omissions	Jurisdiction
09/12/2024	24-0072	Errors and Omissions/Violations of Standards	Jurisdiction

Scott moved to approve the Investigator Reports, with a second by Sara S. The motion passed unanimously.

The Chairman asked for the Director's Report. Diana reported briefly on the recent Association of Appraiser Regulatory Officials meeting in Boston, MA. The meeting was attended by Diana, Julie Matthews, and contract investigator Larry Disney. She mentioned that the Appraisal Subcommittee is increasing the amount of grant funds available to the states to \$200,000 per year for a three-year grant term. She also reported that during the closed Investigator meeting, all the jurisdictions present reported a continued influx of complaints from Fannie Mae. Diana also reported that the exit conference with the Appraisal Subcommittee regarding our Compliance Review went well. Diana, Assistant Attorney General Aaron Lowery, and ADLL Managing Attorney Lacie Kirchner attended the meeting. The preliminary report is due sixty (60) days from October 24, 2024. We expect a list of initial findings. The Board has sixty (60) days to respond.

Scott moved to accept the Director's Report, with a second from Sara S. The motion passed unanimously.

Moving to New Business, Brian mentioned that the agenda contains the dates of the regularly scheduled board meetings for 2025. Please put those dates on your calendar. He then asked Diana to report on the remaining New Business items. Diana mentioned that the Appraiser Division Supervisor/Trainee Class dates are included on the agenda if a board member wants to attend. She then discussed the move to all electronic payments for board members. You may need to create a vendor portal. Board Staff will contact you with any changes.

Diana then reported that Statements of Financial Interest (SFI) are due to the Secretary of State's office (SOS) by January 31, 2025. The SOS will not accept an emailed copy of the report. They must have a wet signature on the form. Please send or deliver your completed report to our office so that we will receive it by January 30, 2025. Diana will then hand-deliver to the SOS and get a date-stamped copy of the reports. The Board received a finding from Legislative Audit because our forms were not filed on time by all of board members. We are working to avoid this finding in the future. Paper copies of the form will be available at our January board meeting.

Next, Diana reported that if your board member appointment expires on April 15, 2025, please go to the governor.arkansas.gov website and submit your application for reappointment. It is not too early to complete the application. She also reported that the Department of Labor and Licensing (ADLL) is in touch with the Board Appointments Office concerning our current reappointments.

The Chair moved to the Old Business portion of the agenda. Brian reported that Wally Loveless has requested the opportunity to discuss a Home Inspector continuing education class, *Become a Professional Mold & Fungi Analyst*, that was approved at our September 12, 2024, meeting. To allow everyone an opportunity to speak, Brian stated that he would recognize the members individually. He then asked Wally to present his concerns. At this point, a lengthy discussion was held concerning the approval of the class. The Chair gave each board member the opportunity to speak concerning the issues presented. Wally moved that mold be removed from the list of approved Home Inspector approved topics for continuing education. After a brief discussion, Wally amended the motion to specifically remove the ICA class, *Become a Professional Mold & Fungi Analyst* from the list of approved Home Inspector continuing

education classes. The Chair asked for a second to the motion. He received no second to the motion and announced that the motion failed.

Moving to the remaining item under Old Business, Brian asked AAG Aaron Lowery to discuss board member communications. Aaron reminded the members that communication with people outside of the board concerning board business is not allowed. If you are contacted, please refer the individual to Diana or the Board Staff.

Brian reported that our next meeting will be on January 10, 2025, at 10:00 am. There will be birthday cake.

At this time, Scott called for an Executive Session and asked that Diana remain in the meeting. The recording of the meeting was stopped during the Executive Session. Upon reconvening and recording of the meeting, Scott moved to post our Grade 8 position indicating that Appraiser, Abstracter or Home Inspector experience is preferred. Scott amended his motion to include sending an email to all our current licensees, with a second by Laney Briggs. The motion passed unanimously.

At this time Brian asked for a motion to adjourn the meeting. Motion was made by Daniel, with a second by Scott. The motion passed unanimously.



Brian Hester, Chairman