

State Real Estate Appraisers Board

Minutes of Tuesday, April 9, 2002

Public Session Minutes

The regular meeting of the Board of Real Estate Appraisers was held at 124 Halsey Street on the 6th Floor on Tuesday, APRIL 9, 2002. The meeting was convened in accordance with the provisions of the Open Public Meeting Act. Board President McCann called the meeting to order at 9:30 A.M. A roll call was taken and the following attendance was recorded for these minutes:

Ronald A. Curini	Present
John P. Hamilton	Present
John A. McCann	Present
Robert H. Scrivens, Jr.	Present
Denise Siegel	Present
Barry J. Krauser	Present
Frank A. Willis	Present
Alfred J. Gaburo, Jr.	Present

Also, present were Staff Members: Dr. James S. Hsu, Executive Director; Grace Gurisic, staff; Charles Kirk, Staff; Chris Seepaul, staff; Emilio Aviles, staff; and Susan Carboni, Deputy Attorney General.

APPROVAL OF MINUTES OF TUESDAY, MARCH 12, 2002

Following review and discussion and upon motion of Mr. Scrivens, seconded by Mr. Krauser that the minutes of March 12, 2002 be approved . A vote was taken and the motion was carried unanimously.

DIRECTOR'S REPORT

Executive Director Hsu made the following announcements:

**There are three Investigative Inquiries scheduled for today.

**Dr. Hsu briefly updated the Board on the license renewal situation.

Residential	502
Certified Residential	567
Certified General	752
Total	1821

****Jake Getman, Regulatory Analyst who replaced Danielle Swanson will be in attendance to discuss the Readoption of the Real Estate Appraiser rules and to review with the Board the comments that were forwarded from the Metro New Jersey Chapter of the Appraisal Institute.**

****Dr. Hsu also reported that in response to the Appraisal Subcommittee's request the list of Licensed Residential (RA) Licensees (64) who upgraded to Certified Residential (RC) without examination has been finalized and will presented to the Board at this meeting for approval.**

EDUCATION COMMITTEE - Mr. Hamilton for the Committee

Provider	Course	Recommendation
Phila. Metro Chpt. of the Appraisal Institute	Advanced Residential Sales Comparison Techniques	7 Hrs. of C.E.
Southern Chapter of the Appraisal Institute	Panel Discussion of the Right To Know Law	3.5 Hrs. of C.E.
Appraisal Institute - National	(1) On-Line Overview of Real Estate	7 Hrs. of C.E.
	Fundamentals of Relocation Appraising	7 Hrs. of C.E.
NAIFA	Property Appraisal Considerations: N.J. Environmental Statutory and Regulatory Climate	2 Hrs. of C.E.
N.J. Institute for Continuing	(1) Local Property Tax Cases: Discrimination, Spot Assessments & Equalization	3 Hrs. C.E.
	Real Estate Tax Appeals: Update 2002	4.5 Hrs. C.E. plus

Following review and discussion of the above noted items and upon motion of Mr. Hamilton, seconded by Mr. Scrivens that the C.E. Courses listed did meet the established criteria for the designated approved hours and that they be approved as noted above. A vote was taken and the motion carried, unanimously.

APPRAISAL FOUNDATION and REGULATORY OFFICIALS

****NEWS RELEASE: "GAO To Conduct Study of Appraise Regulatory System"**

The Board reviewed, discussed and duly noted the above item.

Appraiser Qualifications Board

****Memo from Ed Morse, Chairman of AQB re: AQB Approved State Licensing and Certification Examination Providers**

****AQB Public Meeting Summary of February 12, 2002**

The Board reviewed, discussed and duly noted the above items

Association of Appraiser Regulator Officials

****Memo dated March 8th from Mel Black, President to AARO Member Jurisdictions re: Update**

****Memo dated March 13th from Mel Black, President of AARO forwarding additional Correspondence of Interest**

The Board reviewed, discussed and duly noted the above items

VI (A) APPRAISAL INSTITUTE

****Appraiser News Online Vol 3/No. 3**

The Board reviewed, discussed and duly noted the above item.

RULES AND REGULATION

****Readoption of Real Estate Appraiser Rules --** Jake Getman, Regulatory Analyst, reviewed with the Board the Readoption of Real Estate Rules, also, thoroughly reviewing a copy of comments received from Mike Damato of the Metro New Jersey Chapter of the Appraisal

Following further review and discussion by the Board with Mr. Getman and upon motion of Mr. Scrivens, seconded by Mrs. Siegel that the Board approve the readoption of the Real Estate Appraisers Rules as amended. A vote was taken and the motion was carried, unanimously.

OTHER

****Licensed Residential (RA) Licensees who upgraded to Certified Residential (RC) without examination -** Presented to the Board at this meeting was a list of Residential Licensees who upgraded to Certified Residential Licensees whom did not take the examination.

Following further review and discussion by the Board and upon motion of Mr. Scrivens, seconded by Mrs. Siegel that these individuals be notified, via mail, that they will be obligated to take the examination within 90 days to resume their status as a Certified Residential Licensee. A vote was taken and the motion was carried, unanimously.

****Division "Web" page notification of Disciplinary Actions**

The Board expressed concern that the posting of Disciplinary Actions taken by the Board against sanctioned Appraisers who have been publically reprimanded are posted in a timely manner. Therefore, upon motion of Mr. Scrivens, seconded by Mr. Krauser that the Division be notified of the Board's concerns. A vote was taken and the motion was carried, unanimously.

REPORT OF ACTION TAKEN ON DISCIPLINARY MATTERS

IMO -- EMANUEL SHAMAM Item Number: R2001-07-004

Presented to the Board was a copy of the filed Consent Order in this matter imposing the following sanctions:

****One year suspension, stayed to be served as a period of probation**

****Assessed a Civil Penalty of \$3,500.00 and costs of \$632.00**

****A Log of all appraisal reports to be submitted at three month intervals**

IMO - MICHELLE FIORE Item Number R1993-07-001

Presented to the Board was a copy of the Filed Settlement Letter imposing the following sanctions:

****Civil Penalty in the amount of \$250.00**

IMO - SAL CITTADINO Item Number: R2000-08-005

Presented to the Board was a copy of the Filed Consent Order imposing the following sanctions:

****Suspension of License for a period of two years, six months active, 18 months probation**

****Assessed civil penalties of \$7,500.00 and costs of \$2,517.00**

****Log to be submitted on a quarterly basis**

IMO - NICHOLAS CEVERA Item Number: R2000-07-001

Presented to the Board at this meeting was a copy of the Filed Final Order of Discipline imposing the following sanctions:

****Assessed a Civil Penalty of \$1,000.00 and costs of \$1,219.19**

IMO - ANDREW O'CONNOR Item Number 1999-09-003

Presented to the Board at this meeting was a copy of the Filed Notice of Hearing and Notice to Enter Plea as well as the Filed Administrative Action Complaint

The Board reviewed, discussed and duly noted all the above Orders and further called attention to the fact that all of the above cases will close once all of the sanctions, including Civil Penalties and Costs, in the Consent/Settlement Orders have been completed by the respective Appraisers. Thus, Michelle Fiore and Nicholas Cevera have satisfied their sanctions and their cases have been closed.

PENDING APPLICATIONS

Residential Licensing

Joanna Rutter

The Board reviewed and discussed the above noted applicant and upon motion of Mr. Hamilton, seconded by Mr. Krauser that the above noted candidate did meet the established criteria for Licensure and that her application be approved. A vote was taken and the motion carried, unanimously.

PUBLIC COMMENT

Mike Damato and Isaac Murtha of the Appraisal community further addressed the Board regarding issues of mutual concern.

ADJOURNMENT

Upon motion of Mr. Willis, seconded by Mr. Hamilton that the Public Meeting be adjourned at 11 A.M. and the Board proceed to the Executive Session to enable the Board to consider Investigative Inquiries scheduled. A vote was taken and the motion carried, unanimously.

Respectfully submitted,

DR. JAMES S. HSU
Executive Director