

**State Board of Real Estate Appraisers  
PUBLIC SESSION OF TUESDAY, NOVEMBER 10, 2009 MINUTES**

The regular meeting of the Board of Real Estate Appraisers was held at 124 Halsey Street on the 3RD Floor on Tuesday, NOVEMBER 10, 2009. The meeting was convened in accordance with the provisions of the Open Public Meeting Act. Board President Mr. Krauser, called the meeting to order at 9:30 A.M. A roll call was taken and the following attendance was recorded for these minutes:

John A. McCann Present  
Denise Siegel Present  
Barry J. Krauser Present  
Frank A. Willis Present  
Stephen P. Giocondo Excused  
Cheryl A. Randolph-Sharpe Present  
Eileen M. Mannion, Esq. Excused

Also, present were: Susan Carboni, Deputy Attorney General; Charles Kirk, Acting Executive Director; Emilio Aviles, staff; Grace Gurisic, staff; Steven Flanzman, Deputy Attorney General.

**APPROVAL OF MINUTES OF TUESDAY, OCTOBER 13, 2009**

Following review and discussion and upon motion of Mrs. Siegel, seconded by Mr. Willis it was determined that the minutes of October 13, 2009 be approved . A vote was taken and the motion was carried unanimously.

**DIRECTOR'S REPORT**

Acting Executive Director, Mr. Charles Kirk made the following announcements:

\*\*\* There were five Investigative Inquiries scheduled today.

\*\*\* Board Member Giocondo will be excused is excused for this meeting.

**CONTINUING EDUCATION**

Provider	Course	Recommendation
Northeast NJ Chapter of the Appraisal Institute	Developing and Reporting: Myths and Misconceptions Seminar	2 Hrs. of C.E.
Southern NJ Chapter of the Appraisal Institute	State of the Real Estate Industry	3 Hrs. Of C.E.
Commercial REA School of Tri-State Realtors Commercial Alliance	Distressed Real Estate Law	3.5 Hrs. Of C.E.
The Counselors of Real Estate Meeting	The Counselors of Real Estate Mtg.	2 Hrs. Of C.E.
ASFMRA	2010-2011 7hr National USPAP Update Course	7 Hrs. Of C.E.
Appraisal Institute	(1) Online Business Practices & Ethics (2) 2010-2011 15 USPAP	5 Hrs. Of C.E. 15 Hrs. Of C.E.

	(3) 2010-2011 7 hr National USPAP Course	7 Hrs. Of C.E.
NJICLE	(1) Transactional and litigation Pitfalls In Sale of Residential and Commercial Real Estate (2) Commercial Real Estate Transactions and Leasing in a Down Economy	2 Hrs. Of C.E. 2.5 Hrs. Of C.E.
Central NJ Chapter of the Appraisal Institute	Environmental Regulations and their Impact on Land Valuations	2 Hrs. Of C.E.
RENEWAL		
McKissock	(1) The Evolution of Finance & the Mortgage Market (2) Mortgage Fraud: Protect Yourself (3) Environmental Issues for Appraisers (4) Risky Business: Ways to Minimize Your Liability	4 Hrs. Of C.E. 7 Hrs. Of C.E. 5 Hrs. Of C.E. 7 Hrs. Of C.E.
INDIVIDUAL REQUEST		
Long Island Chapter of the Appraisal Institute and Review Seminar	(1) Commercial Appraisal Engagement (2) 7 Hr. USPAP	7 Hrs. Of C.E. 7 Hrs. Of C.E.

Following review and discussion by the Education Committee and the Board and upon motion of Mr. McCann, seconded by Mrs. Sharpe it was determined that the C.E. Courses, Renewals and Individual Requests 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 was carried, unanimously

#### APPRAISAL INSTITUTE

\*\*\* Appraiser News Online - Vol. 10, No. 19, October 14, 2009

\*\*\* Appraisers News Online - Vol. 10, No. 19, October 21, 2009

\*\*\* Appraisers News Online - Vol. 10, No. 19, October 28, 2009

\*\*\* Announcement from the Appraisal Institute of the availability of the Valuation Magazine, 3rd Quarter Issue.

\*\*\* Appraiser News Online – “Appraisal Organizations to Congress: Pass Conservation Easement Act”

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

#### APPRAISER QUALIFICATIONS BOARD

\*\*\* AQB Public Meeting Summary of October 9, 2009

\*\*\* AQB Real Property Appraiser Qualification Criteria — Interpretation - Qualifying Education in Lieu of College Degrees

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

#### APPRAISAL STANDARDS BOARD

\*\*\* USPAP Q and A; Vol. 11, No. 10, October 2009.

\*\*\* USPAP Q & A; Vol. 11, No. 10, October, 2009 (revised)

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

#### APPRAISAL FOUNDATION

\*\*\* The Appraisal Foundation Announces Establishment of New Independent Board – Appraisal Practices Board (APB) to Commence Work in July 2010.

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

#### NEWS RELEASES

\*\*\* Office of the Attorney General – “Ewing Couple and Their Real Estate Firm Indicted on Charges They Stole Over \$600,000.00 from Home Sellers – Also charged with defrauding mortgage companies of more than \$600,000.00

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

#### PUBLIC ANNOUNCEMENTS OF DISCIPLINARY ACTION TAKEN

\*\*\* IMO -- NICHOLAS F. OSNATO - Consent Order Filed October 13, 2009.

\*\*\* IMO -- JEANNE M. BROWN - Consent Order Filed September 22, 2009.

\*\*\* IMO -- MICHAEL K. OXLEY - Consent Order Filed November 5, 2009.

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

#### PENDING APPLICATIONS

##### Certified Residential

William J. Clark Jason H. Cohen  
Dawn M. Cundari Frank L. Hammond  
Laura A. Kenny Jason M. Libirzzi  
Patrick D. McGonnell Alfred A. Melillo  
Raul Mendez Donna M. O'Connor  
Ray M. Perez Brian K. Reese  
Donald Rich Gary R. Williams  
Thomas P. Peletier

The Board reviewed and discussed the above noted applicant and upon motion of Mrs. Siegel, seconded by Mr. Giocondo that the above noted candidates did meet the established criteria for Licensure and that their applications be approved. A vote was taken and the motion carried, unanimously.

#### PUBLIC COMMENT

Rich Siebel, Vivian Garzone, Almeta Walker and Daniel Drelich of the Appraisal Community addressed the Board regarding issues of mutual concern.

#### ADJOURNMENT

Upon motion of Mrs. Siegel, seconded by Mrs. Sharpe it was determined that the Public Meeting be adjourned at 11 A.M. and the Board proceed to the Executive Session. A vote was taken and the motion carried, unanimously.

Respectfully submitted,

CHARLES F. KIRK  
For the Board