

**REAL ESTATE APPRAISERS APPLICATION
ADVISORY COMMITTEE
MINUTES
AUGUST 22, 2007**

PRESENT: Marla Britton, Donald Chudnow, Lynn Gregorash, Gary Gruenisen, Anthony Hearn, Frank D. Hopp, Larry Nicholson, Karen Scott, Harv Simmons, Linda Verbecken, Steve Vitale, and Ursula Volk

STAFF PRESENT: Tim Wellnitz, Bureau Director; Ruby Jefferson-Moore, Legal Counsel; and PJ Monson, Bureau Assistant

CALL TO ORDER

Karen Scott, Chair, called the meeting to order at 10:05 a.m. A quorum of 8 members was present.

ADOPTION OF AGENDA

MOTION: Harv Simmons moved, seconded by Lynn Gregorash, to approve the agenda as written. Motion carried unanimously.

APPROVAL OF JULY 12, 2007 MINUTES

MOTION: Marla Britton moved, seconded by Donald Chudnow, to approve the minutes of July 12, 2007 as written. Motion carried unanimously. Lynn Gregorash abstained.

(Steve Vitale joined the meeting at 10:06 a.m.)

ADMINISTRATIVE REPORT – TIM WELLNITZ, BUREAU DIRECTOR

Tim Wellnitz noted that Karen Scott and Marla Britton will be resigning from the Application Advisory Committee at the end of 2007 but will remain members of the Real Estate Appraisers Board.

APPRAISAL SUBCOMMITTEE

(Ursula Volk and Frank Hopp joined the meeting at 10:08 a.m.)

Karen Scott reminded the committee members of the review paperwork deadlines and requested members submit their documents to the department on time.

(Linda Verbecken joined the meeting at 10:13 a.m.)

Letter From the Appraisal Subcommittee Relating to Wisconsin Field Review

Noted.

**DISCUSSION AND APPROVAL OF APPROPRIATE APPRAISAL STANDARDS TO
BE USED IN THE REVIEW PROCESS**

**Review and Recommendation on the Letter Sent to Applicants Regarding Request for
Documentation of Appraisal Experience**

Noted.

CLOSED SESSION

MOTION: Marla Britton moved, seconded by Donald Chudnow, to convene to Closed Session to consider licensure or certification of individuals pursuant to § 19.85(1)(b), Stats., and to consider individual histories pursuant to § 19.85(1)(f), Stats. Roll Call Vote: Donald Chudnow-yes; Harv Simmons-yes; Karen Scott-yes; Steven Vitale-yes; Gary Gruenisen-yes; Larry Nicholson-yes; Marla Britton-yes; Frank D. Hopp-yes; Ursula Volk-yes; Anthony Hearn-yes; Lynn Gregorash-yes; and Linda Verbecken-yes. Motion carried unanimously.

Open Session recessed at 10:20 a.m.

RECONVENE TO OPEN SESSION

MOTION: Marla Britton moved, seconded by Steve Vitale, to reconvene into Open Session at 12:43 p.m. Motion carried unanimously.

**VOTE ON ITEMS CONSIDERED OR DELIBERATED UPON IN CLOSED SESSION,
IF VOTING IS APPROPRIATE**

APPRAISAL REPORTS REVIEWED ON AUGUST 22, 2007

EDDY ARNOLD – AQB

MOTION: Linda Verbecken moved, seconded by Frank Hopp to recommend that the Department issue a notice of intent to deny Eddy Arnold's appraisal reports subject to receipt of three additional 2007 reports that comply with USPAP and are subject to approval by the reviewing appraiser. Motion carried unanimously.

The additional reports should be 2007 and include one small residential and two URAR reports.

AHMED AWADALLAH – LICENSED

MOTION: Ursula Volk moved, seconded by Marla Britton, to recommend that the Department deny Ahmed Awadallah's appraisal reports as submitted because the reports do not comply with USPAP. Motion carried unanimously.

JONATHAN BALDWIN – CERT. RESIDENTIAL

MOTION: Donald Chudnow moved, seconded by Anthony Hearn, to recommend that the Department approve Jonathan Baldwin's appraisal reports as submitted. Motion carried unanimously.

MATTEW BODDEN – LICENSED

MOTION: Anthony Hearn moved, seconded by Steve Vitale, to recommend that the Department deny Matthew Bodden appraisal reports as submitted because the reports do not comply with USPAP. Motion carried unanimously.

COLLEEN DAAVETILA - LICENSED

MOTION: Ursula Volk moved, seconded by Linda Verbecken, to recommend that the Department approve Colleen Daavettila's appraisal reports as submitted with coaching comments. Motion carried unanimously.

DENNIS DUCKETT - LICENSED

MOTION: Donald Chudnow moved, seconded by Marla Britton, to recommend that the Department deny Dennis Duckett's appraisal reports as submitted because the reports do not comply with USPAP. Motion carried unanimously.

KAREE DUNHAM - LICENSED

MOTION: Marla Britton moved, seconded by Donald Chudnow, to recommend that the Department deny Karee Dunham's appraisal reports as submitted because the reports do not comply with USPAP. Motion carried unanimously. Harv Simmons abstained

KAY EATOUGH – CERT. RESIDENTIAL

MOTION: Marla Britton moved, seconded by Harv Simmons, to recommend that the Department issue a notice of intent to deny Kay Eatough's appraisal reports subject to receipt of three additional reports that comply with USPAP and subject to approval by the reviewing appraiser. Motion carried unanimously.

The additional reports should contain at least one report showing the income approach.

ROLF ETHUN – CERT. RESIDENTIAL

MOTION: Lynn Gregorash moved, seconded by Ursula Volk, to recommend that the Department deny Rolf Ethun's appraisal reports as submitted because the reports do not comply with USPAP. Motion carried unanimously.

JOE GENTILLI - LICENSED

MOTION: Anthony Hearn moved, seconded by Donald Chudnow, to recommend that the Department deny Joe Gentilli's appraisal reports as submitted because the reports do not comply with USPAP. The supervisor will be sent to DOE. Motion carried unanimously.

KURT GERROW - AQB

MOTION: Gary Gruenisen moved, seconded by Larry Nicholson, to recommend that the Department issue a notice of intent to deny Kurt Gerrow's appraisal reports subject to receipt of two additional report that complies with USPAP and other requested information subject to approval by the reviewing appraiser. Motion carried unanimously.

The additional reports should contain at least one report showing the listing and sale pricing and one waterfront property (can be a demo-appraisal report).

DENNIS GRAY - AQB

MOTION: Donald Chudnow moved, seconded by Frank Hopp, to recommend that the Department approve Dennis Gray's appraisal reports as submitted with coaching comments. Motion carried unanimously.

ERIK HANSON – CERT. GENERAL

MOTION: Marla Britton moved, seconded by Harv Simmons, to recommend that the Department approve Erik Hanson's appraisal reports as submitted with coaching comments. Motion carried unanimously.

KEN HARRIS - AQB

MOTION: Gary Gruenisen moved, seconded by Steve Vitale, to recommend that the Department issue a notice of intent to deny Ken Harris's appraisal reports subject to receipt of one additional report that complies with USPAP and other requested information subject to approval by the reviewing appraiser. Motion carried unanimously.

The additional report should contain a legal non-conforming residence.

JOEL HEDEMAN – LICENSED

MOTION: Marla Britton moved, seconded by Larry Nicholson, to recommend that the Department issue a notice of intent to deny Joel Hedeman's appraisal reports subject to receipt of requested information and subject to the approval of the reviewing appraiser. Motion carried unanimously.

CHRISTINE HEG – LICENSED

MOTION: Donald Chudnow moved, seconded by Steve Vitale, to recommend that the Department approve Christine Heg's appraisal reports as submitted. Motion carried unanimously.

PEPE HURTADO – CERT. RESIDENTIAL

MOTION: Marla Britton moved, seconded by Gary Gruenisen, to recommend that the Department issue a notice of intent to deny to Pepe Hurtado pending the receipt of an experience log of appraisals from 1986 thru present is received so sample appraisals can be requested for review. Motion carried unanimously.

CINDY JOHNSON -LICENSED

MOTION: Marla Britton moved, seconded by Anthony Hearn, to recommend that the Department deny Cindy Johnson's appraisal reports as submitted because the reports do not comply with USPAP. The supervisor will be referred to DOE. Motion carried unanimously.

SHARON KUHS - AQB

MOTION: Marla Britton moved, seconded by Frank Hopp, to recommend that the Department deny Sharon Kuhs' appraisal reports as submitted because the reports do not comply with USPAP. Motion carried unanimously.

STEVEN KURTH – LICENSED

MOTION: Donald Chudnow moved, seconded by Gary Gruenisen, to recommend that the Department approve Steven Kurth's appraisal reports as submitted with coaching comments. Motion carried unanimously.

RICHARD MICHUDA – CERT. GENERAL (ASSESSOR)

MOTION: Marla Britton moved, seconded by Steve Vitale to recommend that the Department issue a notice of intent to deny Richard Michuda's appraisal reports subject to receipt of one additional report that complies with USPAP and other requested information subject to approval by the reviewing appraiser. Motion carried unanimously. Donald Chudnow abstained.

The additional report should be a commercial property using all three approaches to value with detailed income approach.

NORENE NEUMAN – LICENSED

MOTION: Marla Britton moved, seconded by Linda Verbecken, to recommend that the Department deny Norene Newman's appraisal reports as submitted because the reports do not comply with USPAP. Motion carried unanimously.

ANTHONY ORLANDO – AQB

MOTION: Harv Simmons moved, seconded by Donald Chudnow, to recommend that the Department deny Anthony Orlando's appraisal reports as submitted because the reports do not comply with USPAP. Motion carried unanimously.

JENNIFER RUEDEBUSCH – CERT. RESIDENTIAL

MOTION: Marla Britton moved, seconded by Donald Chudnow, to recommend that the Department deny Jennifer Ruedebusch's appraisal reports as submitted because the reports do not comply with USPAP. Motion carried unanimously.

MATTHEW RUTHENBERG – LICENSED

MOTION: Ursula Volk moved, seconded by Frank Hopp, to recommend that the Department approve Matthew Ruthenberg's appraisal reports as submitted with coaching comments. Motion carried unanimously.

JEFFREY SCHNEIDER – LICENSED

MOTION: Steve Vitale moved, seconded by Donald Chudnow to recommend that the Department approve Jeffrey Schneider's appraisal reports as submitted. Motion carried unanimously.

TIMOTHY SCHNEIDER – LICENSED

MOTION: Linda Verbecken moved, seconded by Gary Gruenisen, to recommend that the Department deny Timothy Schneider's appraisal reports as submitted because the reports do not comply with USPAP. Motion carried unanimously.

MATTHEW TENNESSEN – LICENSED

MOTION: Lynn Gregorash moved, seconded by Anthony Hearn to recommend that the Department approve Matthew Tennesen's appraisal reports as submitted. Motion carried unanimously.

QUINLAN THOMAS - AQB

MOTION: Donald Chudnow moved, seconded by Lynn Gregorash, to recommend that the Department approve Quinlan Thomas' appraisal reports as submitted. Motion carried unanimously.

KATHRYN THOMPSON – CERT. GENERAL

MOTION: Harv Simmons moved, seconded by Lynn Gregorash, to recommend that the Department approve Kathryn Thompson's appraisal reports as submitted. Motion carried unanimously.

KYLE VEENSTRA – CERT. GENERAL

MOTION: Linda Verbecken moved, seconded by Larry Nicholson to recommend that the Department deny Kyle Veenstra's appraisal reports as submitted because the reports do not comply with USPAP. The supervisor will be referred to DOE. Motion carried unanimously.

ERIC WIDMANN - AQB

MOTION: Anthony Hearn moved, seconded by Donald Chudnow, to recommend that the Department deny Eric Widmann's appraisal reports as submitted because the reports do not comply with USPAP. Motion carried unanimously.

DANIEL WILHELM – CERT. GENERAL

MOTION: Steve Vitale moved, seconded by Frank Hopp, to recommend that the Department deny Daniel Wilhelm's appraisal reports as submitted because the reports do not comply with USPAP. Motion carried unanimously.

MELANIE WOLF – CERT. RESIDENTIAL

MOTION: Lynn Gregorash moved, seconded by Donald Chudnow to recommend that the Department approve Melanie Wolf's appraisal reports as submitted with coaching comments. Motion carried unanimously.

ADAM WRATHKEY - AQB

MOTION: Gary Gruenisen moved, seconded by Ursula Volk to recommend that the Department approve Adam Wrathkey's appraisal reports as submitted. Motion carried unanimously.

VISITORS COMMENTS

None.

ADJOURNMENT

MOTION: Marla Britton moved, seconded by Harv Simmons, to adjourn the meeting at 12:52 p.m. Motion carried unanimously.