

**REAL ESTATE APPRAISERS APPLICATION
ADVISORY COMMITTEE
MINUTES
JANUARY 22, 2009**

PRESENT: Ursula Volk, Thomas Kneesel, Frank D. Hopp, Lynette Ketcham (joined the meeting at 10:08 a.m.), Donald Chudnow, Linda Verbecken, David Wagner, Larry Nicholson, Lynn Gregorash, and Greg Landretti

EXCUSED: Gary Gruenisen and Anthony Hearn

STAFF PRESENT: Yolanda McGowan, Bureau Director; Ruby Jefferson-Moore, Legal Counsel; and Nicole Goodman, Bureau Assistant; Kelly Niesen, Credentialing

CALL TO ORDER

Linda Verbecken, Chair, called the meeting to order at 10:04 a.m. A quorum of 9 members was present.

ADOPTION OF AGENDA

MOTION: Larry Nicholson moved, seconded by Greg Landretti, to approve the agenda as written. Motion carried unanimously.

APPROVAL OF NOVEMBER 12, 2008 MINUTES

MOTION: Greg Landretti moved, seconded by Donald Chudnow, to approve the minutes of November 12, 2008 as written. Motion carried. Lynn Gregorash-Abstained.

ADMINISTRATIVE REPORT – YOLANDA MCGOWAN, BUREAU DIRECTOR

2009 Meeting Dates

The Committee was provided a copy of the 2009 meeting dates.

Annual Policy Review

Yolanda McGowan reviewed the Department policies with the Committee. She informed the Committee that the Department would like them to assess the meeting on the forms provided. The Department is in discussion of creating an electronic survey so that the Department can be evaluated. She informed them about the Department's plan to implement an electronic survey by year's end.

Lynette Ketcham joined the meeting.

LEGISLATION AND ADMINISTRATIVE RULES

None.

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

Ruby Jefferson-Moore discussed the procedure that should be used when relaying information to applicants.

Discussion of Appraisal Standards Board Revision of USPAP for the 2010-2011 Exposure Draft

The Committee requested that this item be placed on the next agenda for discussion.

Discussion and Review of Evaluation of Checklist Forms

The Committee was in agreement that the checklist form is working well.

MISCELLANEOUS INFORMATION/CORRESPONDENCE

The Committee discussed reports that do not have development of highest and best use and definition of value.

CLOSED SESSION

MOTION: Greg Landretti moved, seconded by Frank Hopp, 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: Ursula Volk-yes; Thomas Kneesel-yes; Greg Landretti-yes; Frank D. Hopp-yes; Lynette Ketcham-yes; Donald Chudnow-yes, Linda Verbecken-yes, David Wagner-yes, Larry Nicholson-yes, and Lynn Gregorash-yes. Motion carried unanimously.

Open Session recessed at 10:46 a.m.

RECONVENE TO OPEN SESSION

MOTION: Greg Landretti moved, seconded by Donald Chudnow, to reconvene into Open Session at 12:52 p.m. Motion carried unanimously.

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

APPRAISAL REPORTS REVIEWED ON JANUARY 22, 2009

BRIAN BERGUM – AQB

MOTION: Larry Nicholson moved, seconded by Frank Hopp, to recommend that the Department issue a notice of intent to deny Brian Bergum'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.

ANDREW DAMMEIR – AQB

MOTION: Greg Landretti moved, seconded by Ursula Volk, to recommend that the Department approve Andrew Dammeir's appraisal reports as submitted with coaching comments. Motion carried unanimously.

THOMAS DARGA – CERT. RESIDENTIAL

MOTION: Frank Hopp moved, seconded by Donald Chudnow, to recommend that the Department issue a notice of intent to deny Thomas Darga's appraisal reports subject to receipt of two additional reports that comply with USPAP, a letter from the supervisor stating the applicant's role in the appraisals submitted, and other requested information subject to approval by the reviewing appraiser. Motion carried unanimously.

KIMBERLY DENIS - AQB

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

CHRISTOPHER DROST – CERT. GENERAL

MOTION: Greg Landretti moved, seconded by Ursula Volk, to recommend that the Department approve Christopher Drost's appraisal reports as submitted with coaching comments. Motion carried unanimously.

JESSE EGAN – CERT. RESIDENTIAL

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

JUSTIN FINGERHUT – LICENSED

MOTION: Thomas Kneesel moved, seconded by Lynette Ketcham, to recommend that the Department approve Justin Fingerhut's appraisal reports as submitted. Motion carried unanimously.

BRENDA GIERACH-WOODAS- AQB

MOTION: David Wagner moved, seconded by Donald Chudnow, to recommend that the Department approve Brenda Gierach-Woodas' appraisal reports as submitted. Motion carried unanimously.

COREY GIPP – AQB

MOTION: David Wagner moved, seconded by Ursula Volk, to recommend that the Department approve Corey Gipp's appraisal reports as submitted with coaching comments. Motion carried unanimously.

BRENDA HANNULA - AQB

MOTION: Ursula Volk moved, seconded by Greg Landretti, to recommend that the Department deny Brenda Hannula's appraisal reports as submitted because the reports do not comply with USPAP. Motion carried unanimously.

MICHAEL JENSEN – AQB

MOTION: Donald Chudnow moved, seconded by Lynette Ketcham, to recommend that the Department approve Michael Jensen's appraisal reports as submitted with coaching comments. Motion carried unanimously.

ROBERT KRAUSE – CERT. RESIDENTIAL

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

DENISE LESCHISIN – AQB

MOTION: Greg Landretti moved, seconded by Lynette Ketcham, to recommend that the Department approve Denise Leschisin's appraisal reports with coaching comments. Motion carried unanimously.

ANDREW MACDONALD – CERT. RESIDENTIAL

MOTION: David Wagner moved, seconded by Frank Hopp, to recommend that the Department issue a notice of intent to deny Andrew MacDonald's appraisal reports subject to receipt of two additional reports that comply with USPAP and other requested information subject to approval by the reviewing appraiser. Motion carried unanimously.

DARRELL NACHREINER – LICENSED

MOTION: Greg Landretti moved, seconded by Lynn Gregorash, to recommend that the Department table Darrell Nachreiner's appraisal reports until additional information is received. Motion carried unanimously.

JUSTIN PETERS – AQB

MOTION: Thomas Kneesel moved, seconded by Greg Landretti, to recommend that the Department deny Justin Peters' appraisal reports as submitted because the reports do not comply with USPAP. Motion carried unanimously.

SANDRA PETERSON – CERT. GENERAL

MOTION: David Wagner moved, seconded by Frank Hopp, to recommend that the Department approve Sandra Peterson's appraisal reports as submitted. Motion carried unanimously.

ROBERT PICAZO- AQB

MOTION: Larry Nicholson moved, seconded by Greg Landretti, to recommend that the Department issue a notice of intent to deny Robert Picazo's appraisal reports subject to receipt of three additional reports that comply with USPAP and other requested information subject to approval by the reviewing appraiser. Motion carried unanimously.

CAROL SILVERNAIL – LICENSED

MOTION: David Wagner moved, seconded by Donald Chudnow, to recommend that the Department issue a notice of intent to deny Carol Silvernail's appraisal reports subject to receipt of additional information and other requested information subject to approval by the reviewing appraiser. Motion carried unanimously.

JOHN TAAPKEN - AQB

MOTION: Ursula Volk moved, seconded by Lynn Gregorash, to recommend that the Department approve John Taapken's appraisal reports as submitted. Motion carried unanimously.

ROBERT VANDERMEER – CERT. RESIDENTIAL

MOTION: Lynette Ketcham moved, seconded by Donald Chudnow, to recommend that the Department approve Robert Vandermeer's appraisal reports as submitted. Motion carried unanimously.

SARA VAN VONDEREN – LICENSED

MOTION: Greg Landretti moved, seconded by Thomas Kneesel, to recommend that the Department table the application. Motion carried unanimously.

KYLE VEENSTRA – CERT. GENERAL

MOTION: David Wagner moved, seconded by Greg Landretti, to recommend that the Department deny Kyle Veenstra's appraisal reports as submitted because the reports do not comply with USPAP. Motion carried unanimously.

TRACY WARD – CERT. RESIDENTIAL

MOTION: Larry Nicholson moved, seconded by David Wagner, to recommend that the Department issue a notice of intent to deny Tracy Ward'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.

ARNOLD WHEELER – AQB

MOTION: Frank Hopp moved, seconded by Greg Landretti, to recommend that the Department approve Arnold Wheeler's appraisal reports with coaching comments. Motion carried unanimously.

PUBLIC COMMENTS

None.

ADJOURNMENT

MOTION: Donald Chudnow moved, seconded by Ursula Volk to adjourn the meeting at 1:35 p.m. Motion carried unanimously.