

**NEVADA COMMISSION OF APPRAISERS OF REAL ESTATE
MEETING
JANUARY 23, 2018 MINUTES**

**NEVADA STATE BUSINESS CENTER
3300 WEST SAHARA AVENUE
NEVADA ROOM, SUITE 400
LAS VEGAS, NV 89102**

**VIDEO CONFERENCE:
DEPARTMENT OF BUSINESS AND INDUSTRY
DIVISION OF INSURANCE
1818 E. COLLEGE PARKWAY
1ST FLOOR HEARING ROOM
CARSON CITY, NV 89706**

JANUARY 23, 2018

9:00 A.M.

1-A) INTRODUCTION OF COMMISSIONERS IN ATTENDANCE

In Las Vegas: Christopher Lauger; Debbie Huber; and Deputy Attorney General Asheesh Bhalla acting as Commission Counsel.

In Carson City: David Stefan; Cynthia Hoonhout; and Daniel Walsh

1-B) INTRODUCTION OF DIVISION STAFF IN ATTENDANCE

In Las Vegas: Susan Clark, Licensing Manager; Teralyn Thompson, Administration Section Manager; and Rebecca Hardin, Commission Coordinator.

In Carson City: Sharon Jackson, Deputy Administrator; Jaye Lindsay, Appraisal Investigator.

2) Public Comment

None.

**3-1) ADVISORY REVIEW COMMITTEE INFORMAL CONFERENCE:
NRED v. KEVIN LEE CASE NO. 2016-3294, AP.17.013.S**

Jaye Lindsay read the Committee Report into the record.

Ms. Lindsay stated that the respondent agreed with the Committee's recommendations.

Commissioner Lauger moved to accept the stipulation for settlement of disciplinary action.

Commissioner Huber seconded.

Motion carried unanimously

**3-2) ADVISORY REVIEW COMMITTEE INFORMAL CONFERENCE:
NRED v. ROBERT STEFFAN CASE NOS. 2017-821, AP17.019.S**

Jaye Lindsay read the Committee Report into the record.

Mr. Steffan stated that he accepted the Committee's recommendations.

Commissioner Lauger moved to accept the stipulation for settlement of disciplinary action.
Commissioner Stefan seconded.

Motion carried 4-1 with Commissioner Hoonhout opposed.

**4-1) PETITION FOR RECONSIDERATION PURSUANT TO NAC 645C.505
NRED v. KRISTINA A. BIENEK CASE NO. AP15.051.S, 2016-2952**

Kristina A. Bienek was present

Ms. Bienek stated that the required course was not available live in the timeframe required.

Commissioner Walsh suggested taking two online courses in lieu of the one live course required.

Ms. Bienek stated that she had already taken 21 hours of course work online.

Commissioner Stefan moved to accept the course work completed online as fulfillment of the course required. Commissioner Hoonhout seconded.

Motion carried unanimously.

5-1) DISCIPLINARY ACTION: NRED v. CHERYLANN BRYANT CASE NO. AP15.049.S, 2015-1775

This case was continued.

6-1) LICENSE DENIAL APPEAL: MARK W. COLLINGBOURNE, FILE NO. S-APR-LDA-18-004

Mr. Collingbourne was not present. This matter was dismissed and the Division's decision was upheld.

7-A) DISCUSSION REGARDING THE ADMINISTRATOR'S REPORT ON PERSONNEL AND DIVISION UPDATES

Deputy Administrator Sharon Jackson presented this report.

Ms. Jackson stated that the Division was in the final stages of recruitment for the Appraisal Program Manager position.

Ms. Jackson stated that Jenny Tidwell was the new Policy Manager for the Appraisal Subcommittee.

7-B) DISCIPLINARY REPORT

Teralyn Thompson presented this report. Ms. Thompson summarized the report.

7-C) DISCUSSION REGARDING APPRAISAL OFFICER'S REPORT ON COMPLIANCE CASE LOAD

Jaye Lindsay presented this report.

7-D) DISCUSSION REGARDING CUSTOMARY AND REASONABLE FEES IN REGARD TO THE DODD-FRANK ACT

Sharon Jackson stated that the Division was on hold in regards to the Dodd-Frank Act due to the Louisiana law suit lodged by the Federal Trade Commission.

President Walsh asked to keep this item on the next agenda meeting.

7-E) DISCUSSION AND POSSIBLE ACTION TO APPROVE THE MINUTES OF THE SEPTEMBER 26, 2017 MEETING

Commissioner Lauger moved to approve the minutes with the correction of changing Chairman Walsh to President Walsh throughout. Commissioner Huber seconded. Motion carried unanimously.

7-F) DISCUSSION AND POSSIBLE ACTION TO REVIEW THE 2018-2019 EDITION OF THE UNIFORM STANDARDS OF PROFESSIONAL APPRAISAL PRACTICE (USPAP) PUBLISHED BY THE APPRAISAL FOUNDATION FOR ITS SUITABILITY IN THIS STATE PURSUANT TO NAC 645C.400.

President Walsh encouraged everyone to read Advisory Opinion 37 on computer assisted valuation tools.

Commissioner Hoonhout moved to accept the 2018-2019 version of USPAP published by the Appraisal Foundation as suitable to the State. Commissioner Huber seconded. Motion carried unanimously.

8) DISCUSSION AND DECISION ON DATE, TIME, PLACE, AND AGENDA ITEMS FOR UPCOMING MEETINGS

The next meeting is scheduled for May 15-17, 2018 in the North.

Commissioner Lauger requested that panel type education be put on the next meeting's agenda.

9) PUBLIC COMMENT

Robert Steffan, certified residential appraiser, commented about the conduct of the Appraisal Review Committee. Mr. Steffan suggested that Commission documents be put on CDs.

10) ADJOURNMENT

The meeting adjourned at 9:49 a.m. on January 23, 2018.