

**STATE OF CONNECTICUT
DEPARTMENT OF CONSUMER PROTECTION
CONNECTICUT REAL ESTATE APPRAISAL COMMISSION
Minutes of Meeting
October 13, 2021**

The meeting was called to order by Commissioner John J. Galvin Jr. at 8:38 a.m. via a ZOOM Webinar.

Commission Members Present: John J. Galvin Jr. (Cert. Gen. App. – 5th District)
Linda M. Sepso (Cert. Res. App. – 3rd District)
Norris Hawkins (Public Member – 1st District)
Shawna M. Baron (Cert. Res. App. – 5th District)

Commission Members Absent: Gerald Rasmussen (Cert. Gen. App. – 4th District)

Commission Vacancies: Certified General Appraiser (2)
Public Member (1)

Commission Counsel Present: None

DCP Staff Present: Linda Kieft-Robitaille, Real Estate Appraisal Examiner
Vicky Bullock, Staff Attorney
Terry-Jo Powell, License & Applications Analyst
Jill Conklin, Real Estate Examiner

Public Present: Jackie Beauchaine
Randal Ripley
Rob Thomas
Scott Beecher
Charlie Brode
Joseph Nardini
Scott Dibiaso
Charles Labirdie

Note: The administrative functions of the Boards, Commissions and Councils are carried out by the Department of Consumer Protection, Occupational and Professional Licensing Division, Richard M. Hurlburt, Director.

For information, visit the Agency Website: www.ct.gov/dcp.

Division E-Mail: DCP.OccupationalProfessional@ct.gov

MINUTES OF PREVIOUS MEETING

It was moved to approve the minutes of the September 8, 2021, *CT Real Estate Appraisal Commission Meeting* by Commissioner Sepso and seconded by Commissioner Hawkins. The motion passed with Commissioner Baron abstaining because of being absent for that meeting.

COMMENTS OR CONCERNS OF ANY PERSON PRESENT TODAY

APPRAISAL SUBCOMMITTEE (ASC)

NEW BUSINESS

1. Request: Eli Pascon, seeking equivalent education for AI Annual conference.
Day 1 - 5hrs. Day 2 - 5hrs.

Motion approved by Commissioner Baron and seconded by Commissioner Hawkins. The motion passed unanimously.

2. Request: Elise Crowston seeking equivalent education for CCMA4/Revaluation - 18hrs.

Motion to grant 10 hours made by Commissioner Baron and seconded by Commissioner Sepso. The motion passed unanimously.

3. Request: Rachel Gottmeier seeking equivalent education for AI Comprehensive Review of Appraisal Concepts - 18hrs.

Motion to approve 18 hours made by Commissioner Baron and seconded by Commissioner Hawkins. The motion passed unanimously.

4. Request: Richard Seman seeking equivalent education for CCMA2B/Application Valuation Techniques - 18hrs.

Motion to approve Mr. Seman for 14-hours because he was the instructor of the course made by Commissioner Baron and seconded by Commissioner Hawkins. The motion passed unanimously.

5. Discussion was held regarding Acting Chairperson Rasmussen's request to fill vacancies on the Commission being given to the Commissioner Seagull of the Department of Consumer Protection to request this vacancy be filled by the Governor's office.

OLD BUSINESS

1. Discussion held regarding RCG applicant, Joseph Nardini's sample reports. Motion to continue this application at November meeting with both Mr. Nardini & his sponsor to be present made by Commissioner Baron and seconded by Commissioner Sepso. The motion passed unanimously.
2. Motion to table Robert Pelligrino's request to approve equivalent pre-licensing courses, tabled until the November 10, 2021, *Real Estate Appraisal Commission* meeting made by Commissioner Hawkins and seconded by Commissioner Sepso. The motion passed unanimously.
3. Motion to approve Randall Ripley, RCR applicant sample review, to be able to take the exam, motioned by Commissioner Baron and seconded by Commissioner Sepso. The motion passed unanimously.
4. Discussion concerning the CT Appraisal Law Course held with Staff Attorney Bullock, Examiner Kieft-Robitaille and Jackie Beauchaine.
5. Charles Brode requested extension of his Provisional Appraisal license through April 2022. Discussion held. Motion to approve the extension made by Commissioner Hawkins and seconded by Commissioner Sepso. The motion passed with Commissioner Baron opposing the motion..

SCHOOLS AND COURSES

Real Estate Examiner Kieft-Robitaille informed the commission that school renewals were due by September 30th. After reviewing the applications and contacting the schools who had not submitted their renewals the following schools did not renew and have been made inactive in our system:

- a. E-Appraise-It
- b. The CT Real Estate Academy
- c. Mbition
- d. The Dare's Institute

1. COURSES APPROVED BY DEPARTMENT: *(All have AQB approval)*

AAL.837 *Live Webinar: Diversify Your Practice with Assessment Appeals* 4hrs.CE
McKissock

AAL.838 *Essential Elements of Disclosures and Disclaimers* 5hrs.CE
McKissock

AAL.840 *National USPAP Update (2022-2023)* 7hrs.CE
McKissock

APR.220 <i>Basic Appraisal Principles</i> McKissock	30hrs.PL
APR.221 <i>Basic Appraisal Procedures</i> McKissock	30hrs.PL
APR.222 <i>Residential Sales Comparison and Income Approaches</i> McKissock	30hrs.PL

2. COURSES TO BE APPROVED BY COMMISSION:

Motion to approve the following courses made by Commissioner Sepso and seconded by Commissioner Hawkins. The motion carried unanimously.

AAL.831 <i>2021 ASFMRA Annual Convention Day 1</i> American Society of Farm Managers & Rural Appraisers	6hrs.CE
AAL.833 <i>Quantitative Analysis Concepts for Appraisers</i> Massachusetts Board of Real Estate	7hrs.CE
AAL.834 <i>The Art & Science of Comparative Analysis</i> Massachusetts Board of Real Estate	7hrs.CE
AAL.835 <i>Non-Stabilized Distressed Properties Valuation Issues</i> Massachusetts Board of Real Estate	7hrs.CE

3. Discussion held to return AAL.832 to the school for additional information. Motion made by Commissioner Sepso and seconded by Commissioner Hawkins. The motion carried unanimously.

AAL.832 <i>Identifying and Valuing Excess and Surplus Land</i> Massachusetts Board of Real Estate	4hrs.CE
---	---------

LEGAL

1. Legal Updates – Discussion with Attorney Bullock regarding the real estate appraisal proposed regulations. She stated they were heard at the Legislature Regulation Review Committee (LRRC) September 28, 2021 meeting.

COMMENTS OR CONCERNS OF ANY PERSON PRESENT TODAY

Scott Dibiasio of the Appraisal Institute of Washington DC had a discussion concerning acceptance PAREA (Practical Applications of Real Estate Appraisal) to satisfy the

experience hour requirements for the licensed and certified residential credentials. Asked the Commission to start considering how many hours an appraiser would receive credit for through PAREA.

Commissioner Sepso recommended that someone from the Appraisal Institute may attend the *December 8, 2021, Real Estate Appraisal* Commission meeting in order to answer any questions that the Commission may have regarding PAREA.

ADJOURN

It was moved to adjourn the meeting by Commissioner Hawkins, seconded by Commissioner Sepso and the motion carried unanimously to adjourn the meeting at 10:10 a.m.

Respectfully submitted,

Terry-Jo Powell
Board/Commission Administrator

The next meeting of this Commission is scheduled for Wednesday, November 10, 2021, via ZOOM webinar.