

MINUTES

CONNECTICUT REAL ESTATE APPRAISAL COMMISSION

September 13, 2006

The meeting of September 13, 2006 was called to order by Christopher Italia, Chairman at 8:30 A.M. in Room 126 of the State Office Building, 165 Capitol Avenue, Hartford, Connecticut.

Commission Members Present:	Christopher Italia, Chairman (Cert. Gen. App. - 1sr District) Nicholas J. Tetreault (Cert. Gen. App - 3 rd District) Sean T. Hagearty (Cert. Gen. App. - 2 nd District) Russell Hunter (Public Member – 5 th District) Gerald Rasmussen (Cert. Gen. App. - 4 th District) Norris Hawkins (Public Member – 1 st District)
Commission Members Absent:	Francis Buckley, Jr. (Cert. Gen. App. - 2 nd District)
Commission Vacancies:	One Public Members
Commission Counsel Present:	None
DCP Staff Present:	Sallie R. Pinkney, Board Secretary Richard M. Hurlburt, Director, Trade Licensing Laureen Rubino, Real Estate Supervisor Elisa Nahas, Principal Attorney Legal Division Richard Maloney, Director Trade Practice Tim Keefe, Real Estate Examiner Jerry Farrell, Deputy Commissioner Edwin, Rodriquez, Commissioner
Public Present:	Bunny Kyle Phillip Ball Leonard Courteamache

Note: The administrative functions of this Commission are carried out by the Department of Consumer Protection, Occupational and Professional Licensing Division. For information please call Richard M. Hurlburt, Director and Real Estate Commission Administrator, at (860) 713-6135 or www.ct.gov/dcp.

1. REVIEW MINUTES OF PREVIOUS MEETINGS

a. Review minutes from July's meeting

**Com. Tetreault motioned to approve minutes of July's meeting.
Com. Hawkins 2nd, and the vote carried unanimously.**

2. TRADE PRACTICE DIVISION

- a. Tim Keefe presented update on the Complaint Update. Files have been reviewed by Commission Members, and recommendations were made, and hearing will be scheduled.
- b. Tim Keefe presented CE Audit update.
 - Total Number of CE Deficiency = 145
(Licensee that responded, however is missing some CE information).
 - Total Number of Active CE = 113
(Licensee that have not responded to the audit letter, further action will be taken)

Fines will be charged to all Licensee that are late or have incomplete CE course status.

3. PROVISIONAL APPRAISER LICENSEING/NOTIFICATION

- a. Lucia Cinotti – Requesting an extension on his provisional license.
No Action Taken, She should come in next month, and bring her Logs to the next meeting
- b. Leonard Courtemanche – Requesting extension on his Provisional License.
**Com. Rasmussen motioned to grant a 90 day extension effective 8/28/06.
Com. Hagearty 2nd, and the vote carried unanimously.**
- c. Joseph Czarkowski – Requesting extension on his Provisional License due to medical hardship.
Com. Hagearty motioned to Stop-The-Clock until his 3/21/07. Com. Rasmussen 2nd, and the vote carried unanimously.
- d. Kathleen Jubrey – Requesting CE waiver for her Provisional License.
Com. Rasmussen motioned to grant a 90 day extension effective 9/13/06. Com Hunter 2nd, and the vote carried unanimously.
- e. James C. Holcomb – Requesting a 90 day extension on his Provisional License.
Com. Rasmussen motioned to grant a 90 day extension effective 8/27/06. Com. Hunter 2nd, and the vote carried unanimously.
- f. Elizabeth LaPointe- Requesting an additional extension on her Provisional License
Com. Rasmussen motioned to grant a 90 day extension effective 8/30/06. Com. Hagearty 2nd, and the vote carried unanimously.
- g. John Mariani - Requesting a 90 day extension on his Provisional License
Com. Rasmussen motioned to grant a 90 day extension effective 9/25/06. Com. Hunter 2nd, and the vote carried unanimously.

- h. Susan Queno – Requesting to retake the exam.
Com Rasmussen motioned to grant her the opportunity to retake the exam one more time. Com. Hunter 2nd, and the vote carried unanimously.

4. REQUESTING EQUIVALENT CONTINUING EDUCATION CREDIT

- a. Albert W. Franke III, SRA – Requesting equivalency for the USPAP course
- b. John Leary – Requesting equivalency for the USPAP course.
Com. Rasmussen motioned to deny Albert W. Franke, III and John Leary’s (4 A & B) equivalency request. Com. Tetreault 2nd, and the vote carried unanimously.
- c. Seth Rattet- Requesting to use his MBA hours to complete the educational requirement for his certification.
Com Hunter motioned to grant 15 hours of qualifying education. Com. Hagearty 2nd, and the vote carried unanimously.

2. REQUESTING CONTINUING EDUCATION WAIVER

- a. Bruce Gullans, Jr. – Requesting CE Waiver due to Medical Hardship
Com. Rasmussen motioned to stop the clock due to medical hardship. Com. Hagearty 2nd, and the vote carried unanimously.

5. NEW BUSINESS

- a. The Brochures from Educational Textbook Company was reviewed.
- b. Letter from The American Society of Farm Managers and Rural Appraisers, Inc. is questioning the procedure to change a course hours was tabled until some clarification was made.
- c. The USPAP Q&A sheet was reviewed.
- d. The 2006 Continuing Education Requirements for Real Estate Appraisers was reviewed.
- e. The Appraiser Examination Candidate Handbook was reviewed
- f. Correspondence from The Appraisal Foundation Re: Development of National Examination Test Questions was reviewed.
- g. Rick Baumgardner, AQB Member address the CT Real Estate Appraisal Commission, DCP Staff, School Providers and the General Public regarding the 08 Qualification Criteria Changes and The Appraisal Foundation Course Approval Program.

Jenny Tidwell, Appraisal Policy Manager, was in attendance as well. Jenny assists in policy oversight and program analysis, development and implementation. Monitors State programs for compliance with Title XI. Maintains liaison with the Appraisal Foundation, appraisal organizations, and Federal regulatory agencies. (jenny@asc.gov)

- h. **Com. Rasmussen motioned to add Joseph Waple to the agenda. He is seeking equivalent education for teaching. Com. Tetreault 2nd, and the vote carried unanimously. Com. Hagearty motioned to grant him 12 hours retroactive. Com. Tetreault 2nd, and the vote carried unanimously.**
- i. **Com. Tetreault motioned to add Edward Morse to the agenda. Com. Hagearty 2nd, and the vote carried unanimously. He is requesting a 6 month extension on his provisional license. Com. Hagearty motioned to deny his request. Com. Rasmussen 2nd, and the vote carried unanimously.**

6. OLD BUSINESS

- a. **Fred Schuman- Requested a 6 month extension on his Provisional License. Com. Hagearty motioned to grant his request to extend his licenses until 4/30/07. Com. Tetreault 2nd, and the vote carried unanimously.**

7. APPLICATION FOR APPROVAL

- a. **Ball, Phillip , Certified General Appraiser. Com. Hagearty motioned to approve Mr. Ball's application. Com Tetreault 2nd, and the vote carried unanimously.**
- b. **Fugitt, David P., Certified General Appraiser. Com. Hawkins motioned to deny Mr. Fugitt's application. Com. Tetreault 2nd, and the vote carried unanimously.**
- c. **Merriwether, Lewis, Certified General Appraiser. Com. Hawkins motioned to deny Mr. Merriwether's application. Com. Tetreault 2nd, and the vote carried unanimously.**
- d. **Morra, Robert, Certified Residential Appraiser. Com. Hagearty motioned to approve Ms. Roberts application. Com. Rasmussen 2nd, and the vote carried unanimously.**
- e. **Pascon, Elizeu A.Jr, Certified Residential Appraiser. Com. Hagearty motioned to deny Mr. Pascons application. Com. Rasmussen 2nd, and the vote carried unanimously. The Commission requested that he take a 15 hour USPAP course.**

- f. Sheehy, Cristin , Certified General Appraiser. **Com. Hagerty motioned to approve, subject to her submitting copies of her reports, and getting them signed. Com. Rasmussen 2nd, and the vote carried unanimously.**
- g. Standish, Alexander, Certified Residential Appraiser. **Com Rasmussen motioned to approve Mr. Alexander’s application, subject to him taking a USPAP course. Com. Hawkins 2nd, and the vote carried unanimously.**

8. APPRAISAL CANDIDATES APPROVED FOR THE MONTH OF SEPTEMBER, 2006

<u>Candidate</u>	<u>Type of License</u>
a. Beck, Kathleen	Provisional Licensed Appraiser
b. Biondi, Lucy M.	Provisional Licensed Appraiser
c. Branco, Heather A.	Provisional Licensed Appraiser
d. Campanelta, Sharon	Provisional Licensed Appraiser
e. DeCaro, Aileen M.	State Certified Residential
f. Ehman, Deborah A.	State Certified Residential
g. Ferrari, Scott A.	State Certified Residential
h. Fisher, Stephen C.	State Certified Residential
i. Fortin, Jason M.	State Certified Residential
j. Gomez, Brandy I.	Provisional Licensed Appraiser
k. Helm, Leigh A.	State Certified Residential
l. Jerome, Jeremy N.	State Certified Residential
m. King, Andrew P.	State Certified Residential
n. Liljequist, Marty	Provisional Licensed Appraiser
o. Martingano, Anthony E.	State Certified Residential
p. Mavuli, Tonino N.	State Certified Residential
q. Plotnick Carole	State Certified Residential
r. Pompeu, Roberta M.	Provisional Licensed Appraiser
s. Rintharamy, Sue	Provisional Licensed Appraiser
t. Rossomando, Jeffrey	Provisional Licensed Appraiser
u. Serrano, Emil Sr.	Provisional Licensed Appraiser
v. Sullivan, Eugene P.	Provisional Licensed Appraiser
w. Thomas, Burke L.	Provisional Licensed Appraiser
x. Talloch, Donald C.	Provisional Licensed Appraiser

Non-Resident

- a. DiGraziano, Joanne – New York State Certified Residential
- b. Gill, Casey C. - Missouri State Certified General
- c. Gromall, Lawrence C. – New York State Certified Residential
- d. Haims, Eric P. – New York State Certified General
- e. Newton, Kathleen F. – Rhode Island State Certified Residential
- f. Rosin, Max C. – New York State Certified General
- g. Callanan, John P. – New York State Certified General
- h. Gulotta, Lawrence – New York State Certified General

Com. Hagearty motioned to approve Appraisal Candidates (including Non-Resident) for September, 2006. Com. Tetreault 2nd and the vote carried unanimously.

9. APPRAISAL CANDIDATES DENIED FOR THE MONTH OF SEPTEMBER, 2006

- j. Arshe, Ras R. Provisional Appraiser
- k. Chiero, Frederick J. Provisional Appraiser
- l. DeFilippo, Michele T. State Certified Residential
- m. Evan, Paul A. Provisional Appraiser
- n. Hansen, Richard A. Provisional Appraiser
- o. Pascon, Jr., Elizea A. State Certified Residential
- p. Pawloski, John A. State Certified Residential

Non-Residents

- q. Cortes, Cecelia E. State Certified General
- r. Frodema, Thomas P. State Certified Residential
- s. Stelken, Matthew D. State Certified Residential

Com. Hagearty motioned to approved the denied candidates for the month of September, 2006. Com. Tetreault 2nd, and the vote carried unanimously.

10. SCHOOL AND COURSE APPLICATION FOR SEPTEMBER, 2006

- a. Dearborn Real Estate Education**
 - Red Flags Property Inspection Guide 6 hrs CE Online
 - Environmental Issues in your Real Estate practice 6 hrs CE Online
 - Real Estate Finance Today 6 hrs CE Online
 - Property Management & Managing Risk 6 hrs CE Online
 - Real Estate & Taxes 6 hrs CE Online

- b. American Society of Farm Managers & Rural Appraisers**
 - National USPSP (A-114) 7 hrs CE
 - Yellow Book 8 hrs CE
 - Uniform Appraisal Standards for Federal Land Acquisition

- c. Greater Hartford Association Of Realtors**
 - Property Management & Managing Risk 6 hrs CE Online
 - Mandatory Law & Fair Housing 3 hrs CE
 - Real Estate Finance Today 3 hrs CE Online
 - Environmental Issues in Your R. E. Practice 6 hrs CE Online

- d. Appraisal Institute**
 - Pan Pacific Congress 2006 12 hrs CE
 - Forecasting Revenue 7 hrs CE
 - Business Practices & Ethics 8 hrs CE Online

- e. University of Connecticut**
 - Real Estate Law
 - National USPAP 7 hrs CE
 - Appraisal II 36 hrs CE
 - How Appraisers Become Expert Witnesses 3 hrs CE
 - CT RE Law & Fair Housing 3 hrs CE
 - Appraisal II 36 hrs PE

- f. Allied Business Schools, Inc.**
 - Allied National USPAP

- g. Greater Hartford Association of Realtors**
 - Truth about mold Online 6 hrs CE
 - Commercial Real Estate Understanding Investments 3 hrs CE

Com. Rasmussen motioned to approve all Schools Course Applications (9 A-F), and to add Greater Hartford Association of Realtors' course application (G). Com, Tetreault 2nd, and the vote carried unanimously.

11. ADJOURN

Com. Rasmussen motioned to adjourn the meeting. Com. Hagearty 2nd, and the vote carried unanimously. Meeting adjourn at 12:40 p.m.

Respectfully submitted,

Sallie Pinkney
Commission Secretary

The next meeting of this Commission is scheduled for Wednesday, October 11, 2006 in Room 126