

**STATE COMMISSION OF REAL ESTATE APPRAISERS, APPRAISAL
MANAGEMENT COMPANIES AND HOME INSPECTORS
BUSINESS MEETING MINUTES**

DATE: June 13, 2017

TIME: 10:30 a.m.

PLACE: 500 N. Calvert Street
2nd Floor Conference Room
Baltimore, Maryland 21202

PRESENT: Commissioner Steven O'Farrell, Chair
Commissioner George Fair
Commissioner Joseph Berk
Commissioner Terry Dunkin
Commissioner Anatol Polillo
Commissioner Derek Owings
Commissioner Helen Won
Commissioner Harold Huggins
Commissioner John Hamilton

ABSENT: Commissioner Mike Ranelli
Commissioner Christopher Daniell
Commissioner James Smith

OTHERS PRESENT: Patricia Schott, Executive Director
Sloane Fried Kinstler, Assistant Attorney General
Danielle Evans, Administrative Specialist
Denise Herndon

Call To Order

Commissioner O'Farrell called the regular meeting of the Commission of Real Estate Appraisers, Appraisal Management Companies and Home Inspectors to order at 10:30 a.m.

Approval of Minutes

The minutes of the business meeting held on April 11, 2017 were approved without corrections. A Motion was made by Commissioner Huggins, seconded by Commissioner Owings and by unanimous vote carried that the minutes of the business meeting be approved without corrections.

Real Estate Appraiser Complaint Committee Report

Commissioner O'Farrell reported to the Commission that the Appraiser Complaint Committee met prior to the public meeting and reviewed many items of business, which had been placed before the Committee. The disposition of which was as follows:

Complaints - 15 cases were reviewed;

- 8 cases were dismissed;
- 1 case was referred for technical review;
- 2 cases were referred for precharge review; and
- 4 cases were tabled.

The Appraiser Complaint Committee met prior to the public meeting in Executive Session, pursuant to General Provisions Art., Md. Code Ann., §3-305(b)(7), to receive the advice of counsel regarding the above-mentioned matters. A Motion was made by Commissioner Berk and seconded by Commissioner Owings that the Commission accept the report and recommendations of the Appraiser Complaint Committee. This motion passed by a unanimous decision.

Appraiser Education/Application Committee Report

Commissioner O'Farrell reported that the Appraiser Education Committee met on this date and reviewed 9 courses and approved 8 courses and denied one course. A Motion was made by Commissioner Owings, seconded by Commissioner Dunkin and unanimously carried that the Commission accept the recommendations of the Real Estate Appraiser Education Committee.

Home Inspector Complaint Committee Report

Commissioner Fair reported that the Home Inspector Complaint Committee met prior to the public meeting and reviewed, with advice from counsel, 7 items of business, which had been placed before the Committee. The disposition of which was as follows:

- Complaints - 5 cases were dismissed;
- 1 case was referred for an informal hearing; and
- 1 case was tabled.

The Home Inspector Complaint Committee met prior to the public meeting in Executive Session, pursuant to General Provisions Art., Md. Code Ann., § 3-305(b)(7), to receive the advice of counsel regarding the above-mentioned matters. A Motion was made by Commissioner Owings, seconded by Commissioner Huggins and unanimously carried that the Commission accept the recommendations of the Home Inspector Complaint Committee.

New Business

Denise Herndon

Former Commissioner, Denise Herndon, announced to the Commission that she had resigned from the Commission because she had accepted employment with the State of Maryland, precluding her from continuing to serve on the Commission. Chairman O'Farrell and Executive Director Schott thanked Ms. Herndon for her service and wished her well in her future endeavors.

Old Business

Executive Director Schott revisited the issue concerning the dissolution of the National Association of Home Inspectors (NAHI) and its potential impact on the appointment process. Ms. Schott advised that there is a statutory provision pursuant to Business Occupation and Professions Article, Md. Code Ann., §16-202, requiring that one of the home inspector members appointed to the Commission must be a member of NAHI and one of the home inspector members appointed to the

Commission must be a member of ASHI.

She advised that, at the Commission's last meeting, three options regarding the matter were discussed, (1) eliminate the requirement for any home inspector appointed to the Commission to be a member of any home inspector professional organization; (2) require one home inspector member appointed to the Commission to be a member of ASHI and one home inspector member appointed to the Commission to be a member of the Maryland Association of Home Inspectors (MAHI), and eliminate the reference to a NAHI member; and (3) require one home inspector member appointed to the Commission to be a member of ASHI without any other requirements of an affiliation with a home inspection professional organization for remaining home inspectors appointed to the Commission. The Commission requested that Ms. Schott prepare a legislative request for DLLR's consideration in support of introducing legislation during the 2018 legislation session that would require that one home inspector member appointed to the Commission be a member of ASHI and one member appointed to the Commission to be a member of MAHI.

Ms. Schott reported that she had submitted the legislative short list to DLLR and had not received a response. If DLLR determines to support the legislative proposal, she will then prepare a legislative concept sheet for DLLR's approval.

Assistant Attorney General's Report

AAG Kinstler advised that an appeal has been filed in Circuit Court for Baltimore City, concerning real estate appraiser, Vincent June. She advised that no date has been scheduled for oral argument.

Executive Session

A Motion was made by Commissioner Dunkin, seconded by Commissioner Owings and unanimously carried that the State Commission of Real Estate Appraisers, Appraisal Management Companies, and Home Inspectors go into executive session at 11:15a.m. in the 2nd floor conference room, 500 N. Calvert Street, Baltimore, MD 21202, pursuant to § 3-305 (b)(7) of the General Provisions Article, Maryland Annotated Code, in order to consider advice provided by Counsel regarding license applications.

The Commission reconvened its regular meeting at 11:20 a.m.

Adjournment

There being no further business to discuss, a Motion was made by Commissioner Huggins, seconded by Commissioner Dunkin and unanimously carried that the meeting adjourn. The meeting adjourned at 11:20 a.m.

____ Approved without corrections

Approved with corrections



Steven O'Farrell, Chairperson

10/10/17

Date