

**UTAH APPRAISER LICENSING AND CERTIFICATION BOARD**

Heber M. Wells Building

Room 210

9:00 a.m.

August 26, 2015

Telephone Meeting

**MINUTES**

**DIVISION STAFF PRESENT:**

Jonathan Stewart, Division Director  
Mark Fagergren, Education and Licensing Director  
Jeffery Nielsen, Chief Investigator  
Justin Barney, Hearing Officer  
Judith Jensen, Assistant Attorney General  
Kendelle Christiansen, Acting Board Secretary  
Theron Case, Investigator

**BOARD MEMBERS PRESENT:**

John E. Ulibarri, Chair  
Kristin Coleman-Nicholl, Vice Chair  
Paul W. Throndsen, Board Member  
Jim Bringhurst, Board Member

The August 26, 2015 meeting of the Appraiser Licensing and Certification Board began at 9:02 a.m. with Chair Ulibarri conducting.

**PLANNING AND ADMINISTRATIVE MATTERS**

Approval of Minutes - A motion was made and seconded to approve the minutes from July 22, 2015 meeting as written. Vote: Chair Ulibarri, yes; Vice Chair Coleman-Nicholl, yes; Board Member Throndsen, yes; Board Member Bringhurst, yes. The motion carries.

Public Comment Period – No public attended the meeting today.

**DIVISION REPORT**

**DIRECTOR’S REPORT – Jonathan Stewart**

Director Stewart presented proposed changes for the next legislative session. Proposed changes would allow for administrative subpoenas to be enforced in district court, clarify that a licensee who allows their license to expire is still responsible for acts committed while they were licensed, allow authority to issue citations for specific violations, updating the language to say Appraisal Management Company (AMC) instead of Appraisal Company, require AMCs to provide Division with a new copy of surety bond then a new bond is obtained, and require an AMC to allow a minimum amount of time for an appraiser to complete an assignment. A discussion on this last point followed.

Director Stewart presented a change on appraisers performing tax appeals to clarify the intent is clear in statute.

**ENFORCEMENT REPORT – Jeffery Nielsen**

Mr. Nielsen reported in June the Division received 1 complaints; opened 1 new cases; close 1 case; total of 13 cases are now with the AG's office; leaving 45 appraisal cases open with the Division.

Mr. Nielsen reported the Appraisal Subcommittee's Final Report listed the enforcement as "In Compliance with Area of Concern."

There are no stipulations for review this month.

**EDUCATION AND LICENSING REPORT – Mark Fagergren**

Mr. Fagergren announced the Instructor Development Workshop which will be held October 14-15 at the Park City Marriott. Deborah Long will be the key-note speaker. The IDW is not required for Continuing Education Instructors, but is required for Pre-License Instructors once every two years.

Mr. Fagergren submitted the following lists to the Board for their review:

**Certified and Licensed Appraiser Applicants Approved by both Education and Experience Review Committees:**

Bradford Bailey Dyreng, CG Candidate

Guy L. Pearce, CG Candidate

Ada Anderson, CG Candidate

Jaxon Love, CG Candidate

**Disciplinary List**

Mark Ambro Williams, Temporary Certified General Application

Richard M. Lawless, Temporary Certified General Application

Keith Irish, Temporary Certified General Application

Matthew G. Mortenson, Renewal of Certified Residential

Michael W. Porter, Renewal of Certified General

**COMMISSION AND INDUSTRY ISSUES**

**Rule Updates – Justin Barney**

Mr. Barney reported on proposed rule amendments to R162-2g-304d and R162-2g-307d. The proposed rule amendments are now open for public comment through October 1, 2015. The earliest effective date for this rule would be October 8, 2015.

A motion was made to close the meeting for the sole purpose of discussing the character, professional competence or physical or mental health of an individual. Vote:

Chair Ulibarri, yes; Vice Chair Coleman-Nicholl, yes; Board Member Thronsdon, yes; Board Member Bringhurst, yes. The motion passes.

**CLOSED TO PUBLIC**

An Executive Session was held from approximately 9:45 a.m. to 10:00 a.m.

**OPEN TO PUBLIC**

**RESULTS OF DELIBERATIONS**

**Certified and Licensed Appraiser Applicants Approved by both Education and Experience Review Committees:**

Bradford Bailey Dyreng, CG Candidate – Approved  
Guy L. Pearce, CG Candidate – Approved  
Ada Anderson, CG Candidate – Approved  
Jaxon Love, CG Candidate – Approved

**Disciplinary List**

All individuals brought before the Board this morning will be notified by the Division of the Board's decision.

A motion was made to adjourn the meeting. Vote: Chair Ulibarri, yes; Vice Chair Coleman-Nicholl, yes; Board Member Thronsdon, yes; Board Member Bringhurst, yes. The motion passes. The meeting adjourned at approximately 10:05 a.m.