

**PUBLIC MEETING OF THE NEBRASKA REAL PROPERTY APPRAISER BOARD  
 BY VIRTUAL CONFERENCING  
 Thursday, January 20, 2022, 9:00 a.m.  
 Nebraska Real Property Appraiser Board Office, First Floor, Nebraska State Office Building  
 301 Centennial Mall South, Lincoln, Nebraska**  
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**AGENDA**

**A. Opening 9:00 a.m.**

**B. Notice of Meeting (Adopt Agenda)**

**C. Election of Officers**

*The Nebraska Real Property Appraiser Board will meet in executive session for the purpose of reviewing applicants for credentialing; applicants for appraisal management company registration; investigations; pending litigation, or litigation that is imminent as evidenced by communication of a claim or threat of litigation; and employee performance evaluation. The Board will exit executive session at 10:00 a.m. If needed, the Board will re-enter executive session at the conclusion of the public agenda items discussion to complete review of the above-mentioned items. The Board will not take action on agenda items C, D, E, and F until executive session is completed.*

**D. Credentialing as a Nebraska Real Property Appraiser** .....1-27

- 1. Pending Real Property Appraiser Credentialing Applicants
- a. CG21020

**E. Registration as an Appraisal Management Company**

- 1. Applicants for Renewal of Appraisal Management Company Registration
- a. NE2012054 ..... 1-3

**F. Consideration of Compliance Matters** ..... 1

- 1. Active Investigations
- a. 21-05
- 2. Post-Board Action Matters
- a. 20-11

**G. Consideration of Other Executive Session Items** .....1-12

- 1. 2021.10
- 2. 2022.01
- 3. Personnel Matters

**H. Welcome and Chair’s Remarks (Public Agenda 10:00 am)**

**I. NRPAB Employee Recognition Award**

**J. Board Meeting Minutes**

- 1. Approval of December 16, 2021 Meeting Minutes ..... 1-10

**K. Director’s Report**

- 1. Real Property Appraiser and AMC Counts and Trends
  - a. Real Property Appraiser Report ..... 1-5
  - b. Temporary Real Property Appraiser Report ..... 6
  - c. Supervisory Real Property Appraiser Report ..... 7
  - d. Appraisal Management Company Report ..... 8
- 2. Director Approval of Applicants
  - a. Real Property Appraiser Report ..... 9-10
  - b. Appraisal Management Company Report ..... 11
  - c. Education Activity and Instructor(s) Report ..... 12-13
- 3. 2021-22 NRPAB Goals and Objectives + SWOT Analysis ..... 14-15

**L. Financial Report and Considerations**

- 1. December Financial Report
  - a. Budget Status Report ..... 1-3
  - b. MTD General Ledger Detail Report ..... 4-13
  - c. Financial Charts ..... 14-16
- 2. Per Diems
- 3. Governor's Budget Recommendations, Mid-Biennium Budget Adjustments, 2021-2023 Biennium 17-21
- 4. 2022 AARO Membership Dues ..... 22

**M. General Public Comments**

**N. Consideration of Education/Instructor Requests**

**O. Unfinished Business**

- 1. Open 2nd Congressional District Certified Real Property Appraiser Representative Position

**P. New Business**

**Q. Legislative Report and Business**

- 1. Current Legislation ..... 1-9
- 2. Title 298
- 3. Other Legislative Matters

**R. Administrative Business**

- 1. Guidance Documents
  - a. 21-01: Real Property Appraiser, Education Activity, and Appraisal Management Company Application Approval (Retire) ..... 1-3
- 2. Internal Procedural Documents
- 3. Forms, Applications, and Procedures

**S. Other Business**

- 1. Board Meetings
- 2. Conferences/Education
  - a. Spring AARO Conference; May 13-15, 2022 – San Antonio, TX
- 3. Memos from the Board
- 4. Quarterly Newsletter
- 5. Appraisal Subcommittee
  - a. A Proposed Rule by the Federal Financial Institutions Examination Council on 01/13/2022 - Appraisal Subcommittee; Appraiser Regulation; Temporary Waiver Requests ..... 1-7
  - b. ASC Meeting: March 9, 2022 ..... 8
  - c. ASC September 15, 2021 Meeting Minutes ..... 9-15
- 6. The Appraisal Foundation
  - a. TAF January Newsletter ..... 16-18
  - b. Updates from the AQB ..... 19-22
  - c. ASB Public Meeting: October 20, 2022 – Virtual
- 7. Association of Appraiser Regulatory Officials
  - a. AARO President's Report 12-17-21 ..... 23-25
- 8. In the News

**T. Adjourn**