

PUBLIC MEETING OF THE NEBRASKA REAL PROPERTY APPRAISER BOARD
Thursday, October 26, 2023, 9:00 a.m.
Nebraska Real Property Appraiser Board Office, First Floor, Nebraska State Office Building
301 Centennial Mall South, Lincoln, Nebraska

AGENDA

A. Opening 9:00 a.m.

B. Notice of Meeting (Adopt Agenda)

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.

C. Credentialing as a Nebraska Real Property Appraiser	1-24
1. Pending Applications	
a. CG23006	
2. Applicants for Temporary Real Property Appraiser Credential	
a. 2249	

D. Registration as an Appraisal Management Company

E. Consideration of Compliance Matters	1
1. New Grievances	
a. 23-06	
2. Active Investigations	
a. 23-01	

F. Consideration of Other Executive Session Items	1-61
1. 2023.10	
2. 2023.14	
3. 2023.15	
4. 2023.16	
5. Personnel Matters	

G. Welcome and Chair's Remarks (*Public Agenda 10:00 a.m.*)

H. Board Meeting Minutes	
1. Approval of September 21, 2023 Meeting Minutes	1-15

I. Director’s Report	
1. Real Property Appraiser and AMC Counts and Trends	
a. Real Property Appraiser Report	1-4
b. Temporary Real Property Appraiser Report	5
c. Supervisory Real Property Appraiser Report	6
d. Appraisal Management Company Report	7
2. Director Approval of Applicants	
a. Real Property Appraiser Report	8
b. Appraisal Management Company Report	9
c. Education Activity and Instructor(s) Report	10
3. 2023-24 NRPAB Goals and Objectives + SWOT Analysis	11-12
J. Financial Report and Considerations	
1. September Financial Report	
a. Budget Status Report	1-3
b. MTD General Ledger Detail Report	4-10
c. Financial Charts	11-14
2. Per Diems	
K. General Public Comments	
L. Consideration of Education/Instructor Requests	
M. Unfinished Business	
1. Open At-Large Licensed Real Estate Broker Position	
2. Open At-Large Representative of Financial Institutions Position	
3. Business Programs Manager Position Update	
4. Explore Addition of NRPAB Applicant Real Property Appraisal Practice Log Sample to Website	1-6
N. New Business	
1. New Nebraska Testing Locations Added by PSI for the National Uniform Licensing and Certification Examination	1-2
2. Nebraska State Patrol Rapback Reports Discontinued	
O. Legislative Report and Business	
1. Nebraska Real Property Appraiser Act Update	
a. REQ05050_October 11, 2023	1-32
2. Nebraska Appraisal Management Company Registration Act Update	
a. REQ05049_September 29, 2023	33-48
3. Other Legislative Matters	

P. Administrative Business

- 1. Guidance Documents
- 2. Internal Procedural Documents
 - a. 201709: Appraisal Review Services Contractor Fees 1
- 3. Forms, Applications, and Procedures
 - a. Education Document Updates
 - i. Application for Approval as a Qualifying Education Activity in Nebraska 2-7
 - ii. Application for Approval as a Continuing Education Activity in Nebraska 8-14
 - b. Appraisal Review Services Agreements
 - i. Applicant Appraiser Review Services Agreement 15-22
 - ii. Applicant Appraiser Review Services Agreement (Employee) 23-31
 - iii. Subject Matter Expert Services Agreement 32-39
 - iv. Subject Matter Expert Services Agreement (Employee) 40-47

Q. Other Business

- 1. Board Meetings
- 2. Conferences/Education
 - a. Kohtz 2023 Fall AARO Conference Report 1-10
- 3. Memos from the Board
- 4. Quarterly Newsletter
- 5. Appraisal Subcommittee
 - a. ASC Quarterly Meeting: November 15, 2023 (Online)
 - b. ASC March 15, 2023 Meeting Minutes 11-16
 - c. ASC Notice Regarding Appraisal Management Companies in Hawaii 17
 - d. ASC State Support Grants Awarded 2020-2021 18
- 6. The Appraisal Foundation
 - a. TAF October Newsletter 19-20
 - b. TAF October State Regulators Newsletter 21-22
 - c. TAF Announcement - David Bunton Celebrates Over 30 Years Leading TAF 23-24
 - d. ASB Public Meeting: February 15, 2024 – Virtual 25
 - e. AQB Public Meeting: March 28, 2024 – Virtual 26
- 7. Association of Appraiser Regulatory Officials
- 8. In the News

R. Adjourn