

PUBLIC MEETING OF THE NEBRASKA REAL PROPERTY APPRAISER BOARD
Thursday, July 18, 2024, 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 10:30 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 1-12

1. New Applicants for Certified Residential Credential through Education, Experience, and Examination
 - a. CR24002
2. Pending Applications
 - a. CG23039

D. Registration as an Appraisal Management Company

E. Compliance Matters 1

1. New Grievances
 - a. 24-05
2. Active Investigations
 - a. 23-08
 - b. 23-12

F. Other Executive Session Items 1-93

1. New Other Executive Session Items
 - a. 2024.11
 - b. 2024.12
 - c. 2024.13
 - d. 2024.14
 - e. 2024.15
2. Personnel Matters

G. Welcome and Chair’s Remarks (*Public Agenda 10:30 a.m.*)

H. Board Meeting Minutes

- 1. Approval of June 13, 2024 Strategic Planning Meeting Minutes 1-28
- 2. Approval of June 20, 2024 Meeting Minutes 29-41

I. Director’s Report

- 1. Real Property Appraiser and AMC Counts and Trends
 - a. Real Property Appraiser Report 1-4
 - b. Real Property Appraiser Renewal Report 5-6
 - c. Temporary Real Property Appraiser Report 7
 - d. Supervisory Real Property Appraiser Report 8
 - e. Appraisal Management Company Report 9
- 2. Director Approval of Applicants
 - a. Education Activity and Instructor(s) Report 10
- 3. 2024-25 NRPAB Goals and Objectives + SWOT Analysis 11-12

J. Financial Report and Considerations

- 1. June Financial Report
 - a. Agency Budget Status Report 1-3
 - b. Appraiser Program Budget Status Report 4-6
 - c. AMC Program Budget Status Report 7-9
 - d. MTD General Ledger Detail Report 10-15
 - e. Financial Charts 16-19
- 2. ASC Grant Report
- 3. FY 2024-2025 Budget 20-30
- 4. Per Diems
 - a. Gerdes - July 8, 2024 Applicant Informal Conference
 - b. Johnson - July 8, 2024 Applicant Informal Conference

K. General Public Comments

L. Education

M. Unfinished Business

N. New Business

- 1. Board Member Commuting/Travel Status
- 2. Consideration of Second Special Assistant Attorney General
- 3. PAREA Program Real Property Appraisal Practice Experience Evaluation
- 4. Senator, Legislative Staff, and GPRO Open House/Roundtable

O. Legislative Report and Business

- 1. Nebraska Real Property Appraiser Act_June 17, 2024 Draft 1
- 2. Nebraska Appraisal Management Company Registration Act_June 17, 2024 Draft 2-4
- 3. Title 298_July 1, 2024 Draft 5-113
- 4. Other Legislative Matters

P. Administrative Business

- 1. Guidance Documents
- 2. Internal Procedural Documents
- 3. Forms, Applications, and Procedures

Q. Other Business

- 1. Board Meetings
- 2. Conferences/Education
- 3. Memos from the Board
- 4. Quarterly Newsletter
- 5. Appraisal Subcommittee
 - a. 2025 ASC Compliance Review – March 11-13, 2025
 - b. ASC Quarterly Meeting: June 12, 2024 (Online)
 - c. ASC March 13, 2024 Meeting Minutes 1-6
 - d. ASC Annual Report 2023 7-134
- 6. The Appraisal Foundation
 - a. TAF July Newsletter 135-137
 - b. No Findings Result from HUD Secretary-Initiated Complaint into TAF;
Conciliation Agreement Signed 138-151
- 7. Association of Appraiser Regulatory Officials
- 8. In the News

R. Adjourn

Scheduled Appearances:

- 1. Brian Morrissey – 9:15 a.m.