PUBLIC MEETING OF THE NEBRASKA REAL PROPERTY APPRAISER BOARD
Thursday, July 17, 2025, 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 11:00 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 1-9
1. New Applicants for Certified General Credential through Education, Experience, and Examination
   a. CG25011
2. Pending Applications
   a. CG24001
3. Applicants for Renewal of Real Property Appraiser Credential
   a. CG2021003R

D. Registration as an Appraisal Management Company
1. Applicants for Renewal of Appraisal Management Company Registration
   a. NE2012088 1-5

E. Compliance Matters 1
1. New Grievances
   a. 25-06
2. Post-Board Action Matters
   a. 23-01

F. Other Executive Session Items 1
1. General
   a. 2025.08
   b. 2025.09
   c. 2025.10
   d. 2025.11
2. Personnel

G. Welcome and Chair's Remarks (Public Agenda 11:00 a.m.)

H. Board Meeting Minutes
1. Approval of June 17, 2025 Strategic Planning Meeting Minutes 1-29
2. Approval of June 18, 2025 Meeting Minutes 30-41

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
   c. Temporary Real Property Appraiser Report 6
   d. Supervisory Real Property Appraiser Report 7
   e. Appraisal Management Company Report 8
2. Director Approval of Applicants
   a. Real Property Appraiser Report 9
   b. Education Activity and Instructor(s) Report 10
3. 2025-26 NRPAB Goals and Objectives + SWOT Analysis 11

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. FY 2025-2026 Budget 20-28
3. ASC SARAS Grant Report
   a. FY24 Budget Status Report 29
   b. FY25 SARAS Federal Grant Continuation Request Submission
   c. FY26 SARAS NOFA 30-44
4. Per Diems

K. General Public Comments

L. Education

M. Unfinished Business

N. New Business

1. State Harmonization Task Force at The Appraisal Foundation (appearance) 1-23
2. Explore Separate Fee Structure for Credentialing Through Reciprocity 24-28

O. Legislative Report and Business

1. Other Legislative Matters

P. Administrative Business

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

Q. Other Business

1. Board Meetings
   a. October Board Meeting
2. Conferences/Education
   a. Fall AARO Conference; October 6-8, 2025 – Atlanta, GA 1
3. Memos from the Board
4. Quarterly Newsletter
5. Appraisal Subcommittee

a. ASC Quarterly Meeting: September 10, 2025 (Online)
b. ASC November 20, 2024 Meeting Minutes 2-8
c. ASC Annual Report 2024 9-145

6. The Appraisal Foundation
   a. TAF July Newsletter 146-148
   b. TAF State Regulator Newsletter 149-150
   c. TAF Seeks Candidates for the AQB and the ASB 151-152
7. Association of Appraiser Regulatory Officials
8. Government-Sponsored Enterprises
   a. Fannie Mae
   b. Freddie Mac
9. In the News

R. Adjourn

Scheduled Appearances:

1. T.B.D. (New Business) – State Harmonization Task Force at The Appraisal Foundation