PUBLIC MEETING OF THE NEBRASKA REAL PROPERTY APPRAISER BOARD
Thursday, May 21, 2026, 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 9:45 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 1-4
1. Pending Applications
    a. CG26001

D. Registration as an Appraisal Management Company 1-5
1. Applicants for Renewal of Appraisal Management Company Registration
    a. NE2012075

E. Compliance Matters

F. Other Executive Session Items 1
1. General
    a. 2026.05
2. Personnel Matters

G. Welcome and Chair's Remarks (Public Agenda 9:45 a.m.)

H. Board Meeting Minutes
1. Approval of April 16, 2026 Meeting Minutes 1-11

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. Education Activity and Instructor(s) Report 9-10
3. 2025-26 NRPAB Goals and Objectives + SWOT Analysis 11-12

J. Financial Report and Considerations

1. April 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 SARAS Grant Report
   a. Budget Status Report 20
   b. MTD General Ledger Detail Report 21
3. Approval of FY2026-27 Fee Schedule and Director Authorization to Amend all Applications 22
4. Adobe Acrobat Pro and Adobe InDesign Licenses 23-24
5. Per Diems

K. General Public Comments

L. Education 1-37

1. New Continuing Education Activities
   a. 2262220.02: Appraisal Institute – "Online Valuation Bias and Fair Housing Laws and Regulations"
   b. 2261430.01: ASFMRA – "Mastering the Consultant and Expert Witness Role"

M. Unfinished Business

1. 500 South 16th Street DOL Building Relocation

N. New Business

1. Review of Nebraska Community College Real Estate Degree Programs for Potential AQB Approval 1-8

O. Legislative Report and Business

1. Proposed changes to Title 298 of the Administrative Code
2. Other Legislative Matters

P. Administrative Business

1. Guidance Documents
   a. 26-02: Administration of 7-hour Valuation Bias and Fair Housing Rules and Regulations Course Continuing Education Requirement 1-7
   b. 26-02: Administration of 7-hour Valuation Bias and Fair Housing Rules and Regulations Course Continuing Education Requirement Amendment 8-22
2. Internal Procedural Documents
3. Forms, Applications, and Procedures
   a. 2027-28 Application for Two-Year Renewal of Nebraska Trainee Real Property Appraiser Credential 23-18
   b. 2027-28 Application for Renewal of Nebraska Real Property Appraiser Credential 29-34
   c. 2027-28 Real Property Appraiser Credential Renewal Application Procedures 35-43

Q. Other Business

1. Board Meetings
2. Conferences/Education
   a. Kohtz Spring AARO Conference Report 1-10
3. Memos from the Board
4. Quarterly Newsletter
   a. Spring 2026 Edition of The Nebraska Appraiser 11-20
5. Appraisal Subcommittee
   a. ASC Quarterly Meeting: June 18, 2026 (Online)
6. The Appraisal Foundation
   a. TAF May Newsletter 21-25
   b. TAF Verification of Practice Readiness Prior to Independent Licensure – A Research Brief 26-72
   c. The Appraisal Foundation Announces McKissock as Host of Foundation Asynchronous Courses_March 17, 2026 73
   d. The Appraisal Foundation Statement on Promoting Access to Mortgage Credit Executive Order_March 14, 2026 74
7. Association of Appraiser Regulatory Officials
8. Government-Sponsored Enterprises
   a. Fannie Mae
      i. UAD Timeline 75
      ii. UAD 3.6 FAQs_May 5, 2026 76-81
   b. Freddie Mac
9. In the News

R. Adjourn