

**STATE COMMISSION OF REAL ESTATE APPRAISERS, APPRAISAL
MANAGEMENT COMPANIES AND HOME INSPECTORS
BUSINESS MEETING MINUTES**

DATE: February 14, 2017

TIME: 10:30 a.m.

PLACE: 500 N. Calvert Street
2nd Floor Conference Room
Baltimore, Maryland 21202

PRESENT: Commissioner Steven O'Farrell, Chair
Commissioner George Fair
Commissioner Derek Owings
Commissioner Joseph Berk
Commissioner Terry Dunkin
Commissioner Anatol Polillo
Commissioner Christopher Daniell
Commissioner Helen Won
Commissioner James Smith
Commissioner Mike Ranelli
Commissioner Denise Herndon
Commissioner Harold Huggins
Commissioner John Hamilton

ABSENT: Commissioner Joseph Norman

OTHERS PRESENT: Patricia Schott, Executive Director
Sloane Fried Kinstler, Assistant Attorney General
Danielle Evans, Administrative Specialist

Call To Order

Commissioner O'Farrell called the regular meeting of the Commission of Real Estate Appraisers, Appraisal Management Companies and Home Inspectors to order at 10:35 a.m.

Approval of Minutes

The minutes of the business meeting held on December 13, 2016 were approved without corrections. A Motion was made by Commissioner Huggins, seconded by Commissioner Owings and by unanimous vote carried that the minutes of the business meeting be approved without corrections.

Real Estate Appraiser Complaint Committee Report

Commissioner Dunkin reported to the Commission that the Appraiser Complaint Committee met prior to the public meeting and reviewed many items of business, which had been placed before the Committee. The disposition of which was as follows:

- Complaints - 19 cases were reviewed;
- 7 cases were dismissed;
- 2 cases were referred for informal hearing;
- 3 cases were referred for precharge review; and
- 7 cases were tabled.

The Appraiser Complaint Committee met prior to the public meeting in Executive Session, pursuant to General Provisions Art., Md. Code Ann., §3-305(b)(7), to receive the advice of counsel regarding the above-mentioned matters. A Motion was made by Commissioner Huggins and seconded by Commissioner Owings that the Commission accept the report and recommendations of the Appraiser Complaint Committee. This motion passed by a unanimous decision.

Appraiser Education/Application Committee Report

Commissioner Dunkin reported that the Appraiser Education Committee met on this date and reviewed 6 courses, and approved 6 courses. A Motion was made by Commissioner Owings, seconded by Commissioner Hamilton and unanimously carried that the Commission accept the recommendations of the Real Estate Appraiser Education Committee.

Home Inspector Complaint Committee Report

Commissioner Fair reported that the Home Inspector Complaint Committee met prior to the public meeting and reviewed, with advice from counsel, 8 items of business, which had been placed before the Committee. The disposition of which was as follows:

- Complaints - 4 cases were dismissed;
- 1 case was referred to precharge review; and
- 3 cases were tabled.

The Home Inspector Complaint Committee met prior to the public meeting in Executive Session, pursuant to General Provisions Art., Md. Code Ann., § 3-305(b)(7), to receive the advice of counsel regarding the above-mentioned matters. A Motion was made by Commissioner Huggins, seconded by Commissioner Owings and unanimously carried that the Commission accept the recommendations of the Home Inspector Complaint Committee.

Election of Officers

Executive Director Schott advised the Commission that it was time to conduct an election of officers, required, by statute, to be held annually. Bus. Occ. & Prof. Art., Md. Code Ann., §16-203. Commissioner Owings nominated Commissioner O’Farrell to serve as Chair of the Commission and Commissioner Fair to serve as Vice Chair of the Commission.

A Motion was made by Commissioner Owings, seconded by Commissioner Herndon and unanimously carried that the Commission approve Commissioner O’Farrell to serve as Chair of the Commission. A Motion was made by Commissioner Owings, seconded by Commissioner Herndon and unanimously carried that the Commission approve Commissioner Fair to serve as Vice Chair of

the Commission.

Closure of NAHI

Executive Director Schott revisited the issue concerning the dissolution of the National Association of Home Inspectors (NAHI) and its potential impact on the appointment process. Ms. Schott advised that there is a statutory requirement that one of the home inspector members appointed to the Commission must be a member of NAHI and one of the home inspector members appointed to the Commission must be a member of ASHI. The members discussed the matter and expressed supporting a legislative amendment to remove the requirements for one member to be a member of ASHI and one member to be a member of NAHI. The Commission requested that Ms. Schott seek approval for such legislation and that Ms. Schott and Counsel, prepare a legislative draft of the statute removing the ASHI and NAHI requirements.

Executive Session

A Motion was made by Commissioner Fair, seconded by Commissioner Smith and unanimously carried that the State Commission of Real Estate Appraisers, Appraisal Management Companies and Home Inspectors go into executive session at 11:30 a.m. in the 2nd floor conference room, 500 N. Calvert Street, Baltimore, MD 21202. The purpose of the meeting was to receive advice of counsel. The meeting was permitted to be closed pursuant to General Provisions Article, Md. Code Ann., §3-305(a)(7).

The Commission reconvened its regular meeting at 11:45 a.m. A Motion was made by Commissioner Hamilton, seconded by Commissioner Owings, and unanimously carried that the Commission accept the decisions rendered in executive session.

Adjournment

There being no further business to discuss, a Motion was made by Commissioner Fair, seconded by Commissioner Polillo and unanimously carried that the meeting adjourn. The meeting adjourned at 11:45 a.m.

Approved without corrections

Approved with corrections

Signature on Original

Steven O'Farrell, Chairperson

4/11/17

Date