

**STATE OF CONNECTICUT  
DEPARTMENT OF CONSUMER PROTECTION  
CONNECTICUT REAL ESTATE APPRAISAL COMMISSION  
Minutes of Meeting  
May 13, 2009**

The meeting of May 13, 2009 was called to order by Christopher Italia, Chairman at 8:30 A.M. in Room 126 of the State Office Building, 165 Capitol Avenue, Hartford, Connecticut.

Commission Members Present: Christopher Italia, Chairman (Cert. Gen. App. - 1sr District)  
Nicholas J. Tetreault (Cert. Gen. App - 3<sup>rd</sup> District)  
Sean T. Hagearty (Cert. Gen. App. - 2<sup>nd</sup> District)  
Gerald Rasmussen (Cert. Gen. App. - 4<sup>th</sup> District)  
Mario Tolla, (Public Member – 3<sup>rd</sup> District)

Commission Members Absent: Francis Buckley, Jr. (Cert. Gen. App. - 2<sup>nd</sup> District)  
Norris Hawkins (Public Member – 1<sup>st</sup> District)

Commission Vacancies: One Public Member

Commission Counsel Present: None

DCP Staff Present: Sallie R. Pinkney, Board Secretary  
Timothy Keefe, Board Administrator,  
Vicky Bullock, Principal Attorney  
Laureen Rubino, Real Estate Supervisor  
Alex Homat, Real Estate Intern  
Elizabeth Pickering, Real Estate Intern  
Patrick Therriault, Legal Intern

Public Present: Frank O'Neil

Note: The administrative functions of this Commission are carried out by the Department of Consumer Protection, Real Estate Division. For information please call Timothy Keefe, Commission Administrator at (860) 713-6151 or visit [www.ct.gov/dcp](http://www.ct.gov/dcp).

**1. SWEARING IN OF NEW APPRAISAL COMMISSION MEMBER**

- a. Mario Tolla, Public Member from the Third Congressional District was sworn in by DCP Commissioner Jerry Farrell Jr.

**2. INTRODUCTION OF SUMMER INTERNS**

- a. Elizabeth Pickering, Real Estate Unit
- b. Alex Horvat, Real Estate Unit
- c. Patrick Therriault, Legal Division

**3. REVIEW MINUTES OF PREVIOUS MEETINGS**

- a. Review Minutes of Meeting of April 8, 2009. **It was moved by Commissioner Hagearty, Commissioner Tetreault 2<sup>nd</sup>, and the vote carried to approve the Minutes of Meeting.**

**4. CONSIDERATION FROM LEGAL DIVISION – presented by Attorney Vickly Bullock**

- a. Settlement Agreement of Karen Hill-Johnson Docket No. 2009-71 was signed by Chairman Italia.
- b. **File #: 2007-2983 Legal to set up a compliance meeting**
- c. **File # 2008-5812 Legal to send Five Hundred dollars (\$500.00) Settlement Agreement**

**5. CONSIDERATION FROM TRADE PRACTICE DIVISION**

- a. Handout, PSI Connecticut Appraiser Examination Statistics Summary was reviewed
- b. Handout, 2006-2008 CE Audit Update was reviewed
- c. Handout, Credential Count by Status was reviewed
- d. Handout, Appraisal Complaint Update was reviewed
  - i. Discussion on New Jersey Reviewers doing work for Chase Bank and possible filing of a complaint against them.
  - ii. Tim was instructed to bring them before the CREAC to discuss their review procedures as they did not enter the State but signed the field reviews as if they did.

**6. APPRAISER LICENSEING**

- a. Jean T. Piazza, RSP.844 CREAC to reviewed sample reports. **The Commission Members request an appearance to discuss samples.**
- b. Lewis S. Meriwether, RSP.1641, CREAC to reviewed sample reports. **The Commission Members request an appearance to discuss samples.**
- c. David J. Herbst, RSP.1620, CREAC to selected 4 samples.
- d. Jesse J. Merly, RSP.1412, CREAC to reviewed and approved sample reports.

**7. CONTINUING EDUCATION 06-08 CE AUDIT APPEALS & AGREEMENTS**

- a. Frank O'Neill Jr. RCG.2, to appeal CE fine and request equivalent credit for the missing 3 hour law course. **It was moved by Commissioner Tetreault, Commissioner Hagearty 2<sup>nd</sup>, and the vote carried to grant him 3 hours of continuing education credit towards the mandatory law course subject to proof of authorship of mandatory law update. Civil Penalty stands as presented by DCP.**

**8. NEW BUSINESS**

- a. Handout copies of April 2009 USPAP Q & A, "discussing revisions to the ethics rule" was reviewed.

**9. OLD BUSINESS**

None

**10. APPROVED REAL ESTATE APPRAISAL COURSE APPLICATIONS FOR MAY, 2009**

**a. McKissock Appraisal School**

- i. Relocation Appraisal is Different 7 hours CE
- ii. Fannie Mae Form 7 hours CE
- iii. Ad Valorem Tax Consultation 3 hours CE
- iv. Current Issues in Appraising 7 hours CE
- v. Introduction to Expert Witness Testimony 7 hours CE

**b. Appraisal Institute**

- i. Online Analyzing Distressed Real Estate 4 hours CE
- ii. Reviewing Residential Appraisal Reports 7 hours CE
- iii. Uniform Appraisal Standards for Fed Acquisition 16 hours CE
- iv. General Demo Appraisal Report Writing 7 hours CE
- v. Appraising Convenience Stores Online 7 hours CE
- vi. Introduction to Valuation of Conservation Easement 7 hours CE

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|--|-------------|
| vii. General Appraiser Income Approach                             | 30 hours PL |
| viii. Valuation of Green Res. Properties online                    | 7 hours CE  |
| ix. General Appraiser Income Approach                              | 18 hours CE |
| <br>   |             |
| <b>c. Dynasty School</b>   |             |
| i. Real Estate Appraisal Principles/Procedures                     | 30 hours PL |
| ii. Real Estate Appraisal Principles/Procedures                    | 15 hours CE |
| <b>d. The DARES Institute</b>                                      |             |
| i. Mandatory CT Real Estate Appraisal Law                          | 3 hours CE  |
| ii. The Mortgage Industry Today                                    | 3 hours CE  |
| iii. Conflict Resolution   | 3 hours CE  |
| iv. USPAP  | 7 hours CE  |
| <br>   |             |
| <b>e. Dynamic Directions, Inc.</b>                                 |             |
| i. New Construction  | 3 hours CE  |
| ii. House Talk   | 3 hours CE  |
| iii. NAR's Green Designation Res                                   | 6 hours CE  |
| <br>   |             |
| <b>f. Van Education Center</b>                                     |             |
| i. Res. Site Valuation & Cost Approach Online                      | 15 hours PL |
| <br>   |             |
| <b>g. New Haven Real Estate School</b>                             |             |
| i. Know Your Gov. Loans in a Tight Market                          | 3 hours CE  |
| <br>   |             |
| <b>h. Connecticut Real Estate Academy</b>                          |             |
| i. Commercial Landlord & Tenant Law                                | 3 hours CE  |
| <br>   |             |
| <b>i. American Society of Farm Managers &amp; Rural Appraisers</b> |             |
| i. Valuation of Conservation Easement                              | 18 hours CE |
| ii. Appraising Rural Res. Properties                               | 18 hours CE |
| iii. Sales Comparison Analysis                                     | 8 hours CE  |
| iv. Wind Power   | 8 hours CE  |

**It was moved by Commissioner Tetreault, Commissioner Hagearty 2<sup>nd</sup>, and the vote carried to approve the course applications as presented by DCP for the month of May 2009**

## **11. ADJOURN**

- a. It was moved by Commissioner Tetreault, Commissioner Hagearty 2<sup>nd</sup> and the vote carried to adjourn the meeting at 10:30 a.m.**

Respectfully submitted,

Sallie Pinkney  
Commission Secretary

**The next meeting of this Commission is scheduled for Wednesday, June 10, 2009 in Room 126**