



Janet T. Mills
Governor

STATE OF MAINE
DEPARTMENT OF PROFESSIONAL & FINANCIAL REGULATION
OFFICE OF PROFESSIONAL AND OCCUPATIONAL REGULATION
BOARD OF REAL ESTATE APPRAISERS



Joan F. Cohen
Commissioner

**Public Board Meeting
Friday June 27, 2025,
AGENDA**

Location: 76 Northern Ave Gardiner, ME 04345

Room: Central Conference Room

Time: 8:30 a.m.

Contact: Heidi Lincoln- 207-624-8522 or Heidi.Lincoln@maine.gov

Option for Virtual Attendance by the Public:

In addition, though not required by law, this meeting is being made virtually available using the Zoom platform to members of the public who do not attend in-person. A link for the public to access the Board of Real Estate Appraisers meeting virtually will be posted on the Real Estate Appraisers Board website at:

<https://www.maine.gov/pfr/professionallicensing/professions/board-real-estate-appraisers/home/board-meeting-information>

The Board of Real Estate Appraisers expects that members of the public who attend the meeting virtually will be able to provide public comment to the same extent as members of the public who attend in-person.

- I. CALL TO ORDER**
- II. AGENDA MODIFICATIONS**
- III. MINUTES REVIEW AND APPROVAL**
Review and approval of April 28, 2025, Minutes
- IV. ADJUDICATORY HEARING**
2022-REA-18041 Christina M. O'Connell (continued from April 1, 2025)
- V. ADMINISTRATOR'S REPORT**

VI. PUBLIC COMMENT

Under this item, the Board will offer an opportunity to members of the public in attendance to comment on any public matter under the jurisdiction of the Board, except for any open application or complaint. While the Board cannot take action on any issues presented, the Board will listen to comments and may ask staff to place the issue on a subsequent agenda. At the discretion of the Board Chair, a time limit on comments may be set.

Office Location: 76 Northern Avenue, Gardiner, Maine 04345
Mailing Address: 35 State House Station, Augusta, Maine 04333

[Board of Real Estate Appraisers | Office of Professional and Occupational Regulation](#) Email: Heidi.Lincoln@maine.gov

VII. MEETING SCHEDULE

Next meeting scheduled for Tuesday August 5, 2025.

VIII. ADJOURNMENT

**DEPARTMENT OF PROFESSIONAL AND FINANCIAL REGULATION
OFFICE OF PROFESSIONAL AND OCCUPATIONAL REGULATION**

76 Northern Ave, Gardiner, Maine

**MAINE BOARD OF REAL ESTATE APPRAISERS
PUBLIC MEETING
April 28, 2025
MINUTES**

<u>MEMBERS PRESENT</u>	<u>STAFF PRESENT</u>
Alan Johnson, Vice Chair	Catherine Pendergast, Administrator
Russell Barrows	John Belisle, Assistant Attorney General
Heather Cote	Jazmyne Marks, Licensing Supervisor
	Heidi Lincoln, Office Specialist I
	Shara Chesley, Office Specialist I
<u>MEMBERS ABSENT</u>	<u>OTHERS PRESENT</u>
Wendyann Boston, Chair	
Nathaniel Shipley, Complaint Officer	

Location: 76 Northern Ave., Gardiner, ME

Start: 8:33 a.m.

Adjourn: 9:26 a.m.

I. CALL TO ORDER

The meeting was called to order by the Vice Chair at 8:33 a.m.

II. AGENDA MODIFICATIONS

Added proposed bill LD 1514 under Administrative Report

III. MINUTES REVIEW AND APPROVAL

A motion was made by Barrows and seconded by Cote to approve April 1, 2025, Minutes.
Unanimous.

IV. ADJUDICATORY HEARING

2022-REA-18041 Christina M. O'Connell – The hearing was cancelled due lack of quorum.

The hearing will continue, a date to be determined.

V. COMPLAINT PRESENTATIONS

2024-REA-20498 – A motion was made by Barrows and seconded by Cote to dismiss with a Letter of Guidance regarding USPAP recordkeeping. Unanimous.

2025-REA-20537 – A motion was made by Barrows and seconded by Cote to dismiss with a Letter of Guidance regarding reporting requirements of Title 10 §8003-G (2). Unanimous.

2025-REA-20538 – A motion was made by Barrows and seconded by Cote to dismiss. Unanimous.

VI. PROPOSED RULEMAKING

A motion was made by Barrows and seconded by Cote to initiate rulemaking and put proposed Chapter 220: Educational Course Requirements out for public comment. Unanimous

VII. ADMINISTRATOR'S REPORT

- Compliance Memo 2022-REA-18817 & 2023-REA-18887. A motion was made by Barrows and seconded by Cote to accept the report demonstrating the licensee has met the requirements of the Consent Agreement. Unanimous.
- The Board reviewed and briefly discussed the licensee communication titled “Exploitation of Independent Appraisers, Shifting Standards and AMC Monopolization Concerns.”
- The administrator provided an update from the Appraisal Institute on the PAREA program.
- The Board reviewed a communication from the Appraisal Foundation announcing the State Harmonization Task Force.
- The Board reviewed and briefly discussed LD 1514.

VIII. PUBLIC COMMENT

None.

IX. MEETING SCHEDULE

The next regularly scheduled meeting is scheduled for Tuesday, June 3, 2025.

X. ADJOURN

A motion was made by Barrows and seconded by Cote to adjourn the meeting. Unanimous.

Being no further board business, the meeting was adjourned at 9:26 a.m.