

DEPARTMENT OF PROFESSIONAL AND FINANCIAL REGULATION
OFFICE OF PROFESSIONAL AND OCCUPATIONAL REGULATION
76 Northern Avenue, Gardiner, Maine

MAINE BOARD OF REAL ESTATE APPRAISERS
VIRTUAL BOARD MEETING
September 6, 2022
MINUTES

<u>MEMBERS PRESENT</u>	<u>STAFF PRESENT</u>
Wendy Boston, Chair	Cathy Pendergast, Administrator
Alan Johnson	Andrew Black, Assistant Attorney General
Joe Herlihy, Complaint Officer	Misty Robinson, Office Specialist I
Nathan Shipley	Elizabeth Moulton, Office Specialist I
<u>MEMBERS ABSENT</u>	<u>OTHERS PRESENT</u>

Location: Virtual Meeting Via Zoom Meeting

Start: 9:02 a.m.

Adjourn: 10:48 a.m.

I. CALL TO ORDER

The meeting was called to order by the Chair at 9:02 a.m.

II. AGENDA MODIFICATIONS

None.

III. MINUTES REVIEW AND APPROVAL

A motion was made by Johnson and seconded by Herlihy to approve the July 5, 2022 minutes as presented. Boston, Johnson, Shipley, and Herlihy voted affirmative. Unanimous.

IV. COMPLAINT PRESENTATIONS

2021-REA-17809 – A motion was made by Johnson and seconded by Shipley approve the revised consent agreement as presented. Boston, Johnson, and Shipley voted affirmative. Herlihy abstained. Motion carried.

2022-REA-18333 – A motion was made by Johnson and seconded by Shipley to approve the letter of guidance as presented. Boston, Johnson, and Shipley voted affirmative. Herlihy abstained. Motion carried.

2022-REA-18427 – A motion was made by Shipley and seconded by Johnson to offer a consent agreement for failure to notify of discipline under 10 M.R.S. § 8003(5-A)(A)(11). The consent agreement would impose a warning and a \$1,500.00 civil penalty. Boston, Johnson, and Shipley voted affirmative. Herlihy abstained. Motion carried.

2022-REA-18447 – A motion was made by Johnson and seconded by Shipley to offer a consent agreement for violating 10 M.R.S. § 8003(5-A)(A)(6) practicing beyond scope of licensure; 32 M.R.S. § 14014-A(8) incompetence; USPAP Standards Rules 1-1(a); 1-4(a); 2-1(a) and (b); 2-2(a)(x)(5). The consent agreement would impose a reprimand and 60 hours continuing education (15-hour USPAP; 15-hour Residential Report Writing and Case Studies; 30-hour Residential Sales Comparison and Income Approaches).

V. APPLICATION REPORT

Reviewed by the Board Members.

VI. ADMINISTRATOR'S REPORT

The administrator discussed with the Board the 2022-2023 7-H National USPAP Update Course memo. No action was taken.

The administrator discussed with the Board the ASC State Off-Site Assessment letters. No action was taken.

The administrator discussed with the Board the Remote Participation Policy. No action was taken.

The administrator discussed with the Board the MBREA livestream program approval request. The Board discussed the approval process for course applications. No action was taken.

The administrator discussed with the Board the PAREA program. No action was taken.

VII. PUBLIC COMMENT

Stephen Sousa spoke regarding upcoming MBREA livestream courses and the PAREA program.

VIII. MEETING SCHEDULE

The next meeting is currently scheduled for October 4, 2022.

IX. ADJOURN

A motion was made by Shipley and seconded by Johnson to adjourn the meeting. Boston, Johnson, Shipley, and Herlihy voted affirmative. Unanimous.

Being no further board business, the meeting was adjourned at 10:48 a.m.