



ARIZONA BOARD OF APPRAISAL

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DRAFT MINUTES APPLICATION REVIEW COMMITTEE MEETING Monday, November 26, 2012 8:30 AM

Call to Order and Roll Call.

Meeting called to order by James Heaslet, Committee Chairperson at 8:35 AM.

Committee members present at roll call:

James Heaslet
Mike Petrus

Staff Attendance:

Jeanne Galvin – Assistant Attorney General
Debra Rudd - Executive Director
Amanda Benally – Staff
Jessica Sapio - Staff

Discussion regarding application # AG11572 Cameron J. Palmer:

Applicant Cameron J. Palmer was present. The Committee reviewed Mr. Palmer's application and let Mr. Palmer know that the Committee would recommend that the full Board approve the application and allow Mr. Palmer to take the National Exam.

The Committee went off the record to review the files. The Committee came back on the record to discuss Dennis L. Lopez, Certified General # 30189.

Discussion regarding Certified General # 30189, Dennis L. Lopez:

The Committee discussed the additional information provided by Dennis L. Lopez Certified General #30189, regarding the settlement of case #2010-108072-001. Jeanne Galvin, Assistant Attorney General informed the Committee that Mr. Lopez did disclose the pending case with his 2010 renewal application, but Mr. Lopez did not notify the Board of the final outcome. Ms. Galvin advised the Committee to determine if the disclosure was appropriate and if the type of offense should prohibit licensure. Mike Petrus stated that he did not feel the offense should prohibit licensure and that Mr. Lopez did disclose the pending case in 2010 and Mr. Lopez provided all documentation upon staff's request. James Heaslet agreed with Mr. Petrus and the Committee went back off the record to review the files.

The Committee came back on the record to discuss application # AR11325, Melanie Gosinski-Roy.

Discussion regarding application # AR11325, Melanie Gosinski-Roy:

The Committee discussed the appraisal reports that Melanie Gosinski-Roy had submitted for the Committee to review. Mr. Petrus had concerns regarding the quality of the Q4 ratings, but felt it was a Fannie Mae issue instead of a USPAP issue. Mr. Heaslet was concerned and wondered if Ms. Gosinski-Roy understood the difference. The Committee asked staff if a work file had been submitted with the appraisal reports and staff reported that the work files had not been submitted. Mr. Petrus asked staff to invite Ms. Gosinski-Roy to make an in-person appearance at the December meeting with a copy of her work files to answer questions for the Committee. The Committee went back off the record to continue reviewing the files.

The Committee came back on the record to discuss application # AR11568, Joaquin S. Rivera.

Discussion regarding application # AR11568, Joaquin S. Rivera:

The Committee discussed Joaquin S. Rivera's DPS results. Mr. Rivera had disclosed one incident on his application, but when the DPS results came back to Board staff it was found that there were several

incidents that Mr. Rivera had not disclosed. The Committee discussed the incidents reported by DPS and Mr. Rivera's failure to disclose the incidents. Mr. Petrus made a motion to deny Mr. Rivera's application for failure to disclose. James Heaslet seconded the motion. The Committee voted unanimously in favor of the motion. The Committee went back off the record to review the files.

The Committee came back on the record. Frank Ugenti joined the meeting at 9:15. James Heaslet made a motion to recommend the following to the full Board:

To approve for renewal:

30189 Dennis L. Lopez

To approve the following temporary applications

AT11577 Randall H. Blaesi*
AT11578 Randall H. Blaesi*

To approve the following renewal applications:

11650 Michael Santana
30173 James R. Nelson

To note that the following applications are still awaiting the results from DPS:

AR11597 Harvey M. Melamed* (by reciprocity)
AR11598 Juliet M. Perrucci* (by reciprocity)

To approve the following applications:

AG11572 Cameron J. Palmer
AG11586 Stephen T. Crosson* (by reciprocity)
AG11587 Randall H. Blaesi* (by reciprocity)
AG11588 Craig Morley* (by reciprocity)

To note that the following applications are still awaiting the results from DPS:

AG11585 David K. Baldwin* (by reciprocity)
AG11595 Bradley A. Wood* (by reciprocity)

To approve the following applications as substantively complete and confirm the issuance of the license/certificate:

Reciprocity

31917 Evan A. Raney
31918 Aubrey G. Williams
31919 Hugh B. Everhart
31920 Jaimee D. Keene
31921 Jeffrey D. Andrews
31922 George R. Naumann

Nonresident Temporary

TP41388 W. Joseph Daniels
TP41389 Eric B. Lewis
TP41390 Janet M. Steuck*
TP41391 Franklin L. Reed*
TP41392 Stephen Rushmore, Jr.*
TP41393 Miles Loo, Jr.*
TP41394 James W. Myers*
TP41395 Steven W. Thompson*
TP41396 Anne R. Lloyd-Jones*
TP41397 Thomas H. Humphreys*
TP41398 Laurence J. Kosowsky*

To invite the following applicant to appear in-person at the December meeting, with their work files, for the Committee to review and discuss:

AR11325 Melanie Gosinski-Roy

To deny the following application for failure to disclose:

AR11568 Joaquin S. Rivera

To approve the following:

31792 Charles G. Dannis

To close without prejudice the following files regarding appraisers who have not submitted or completed an application for their August 31, 2012 renewal and have less than 30 days remaining in their 90-day grace period:

20031 Alexon, Evan G.
30023 Barany, Michael J.
20408 Bergstrand, Jerry
20276 Blanshan, Kevin J.
22161 Carillo, Peter P.
30195 Conn, Edward W.
20115 Cuzzocrea, Charlene E.
30104 Dodd, Ellen S.
20049 Eastman, William L.
30297 Garcia, George H.
30013 Hathaway, Sidney G.
20193 Hazelip, Jackie A.
30093 Howarth, Lawrence W.
30273 Hudson, Jr., Philip G.
30207 Kleinman, Frank R.
31800 Litloff, Jr. Edwin W.
30001 Martinez, Anthony J.
11992 McIntyre, Shelly L.
21935 Miller, Russell W.
20222 Olbrick, Marilyn Okes
21937 Oncale, Sherry A.
20324 Pollack, Stanley D.
30095 Poynter, Richard L.
30478 Puicon, Livia E.
30186 Ryan, Robert J.
21926 Scheible, Timothy L.
20169 Straub, Phyllis A.
31797 Strohmaier, William P.
20180 Swan, Ronald G.
30271 Tomich, Mark D.
30289 Whicker John E.
20260 White, Zoanne S.
22163 Wilde, Timothy J.

To approve the following AMC applications once all requested documentation has been provided to Board staff:

- 200 PCA Appraisal Management, Inc.
- 205 Bay Mountain Appraisal, LLC
- 206 FA Business Services, LLC

Mike Petrus seconded the motion. Debra Rudd, Executive Director noted that the Committee did not mention application # AR11573 Wayne K. Shelton, in the recommendation.

James Heaslet amended the motion to include the recommendation of application # AR11573 Wayne K. Shelton for approval. Mike Petrus amended his second to the motion. The Committee voted unanimously in favor of the motion.

Adjournment

The meeting was adjourned.

James Heaslet, Committee Chairperson

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