



**BOARD OF DIRECTORS TELEPHONIC MEETING – MINUTES – Wednesday, July 29, 2015**

**ATTENDEES:**

<b>2015 Board Members</b>				
President	Penny	Crowe	425.687.7150	<a href="mailto:croweappraisal@comcast.net">croweappraisal@comcast.net</a>
Vice President	Jessica	Stokesberry	253.274.0099 x103	<a href="mailto:jestokesberry@valbridge.com">jestokesberry@valbridge.com</a>
Treasurer	Margo	Henson	206.784.6627	<a href="mailto:market@drizzle.com">market@drizzle.com</a>
Secretary	Kirk	Dosser	509.630.7472	<a href="mailto:kdosser@pacapp.com">kdosser@pacapp.com</a>
Director	Bob	Meeks	253-202-6005	<a href="mailto:bobmeeks100@gmail.com">bobmeeks100@gmail.com</a>
Director	George	Nervik	360.493.0085	<a href="mailto:George@NationalPropertyService.com">George@NationalPropertyService.com</a>
Director	Bob	Mossuto Jr.	206-280-0335	<a href="mailto:Bob@bnappraisalsinc.com">Bob@bnappraisalsinc.com</a>
<b>Others Present:</b>				
	Don	Jury		<a href="#">columbia bank</a>
	Justin	Slack		
	Rick	Wells		
	John	Lawhead	509-948-0151	

**CALLED TO ORDER – 6:04pm**

- Quorum Established
- Approval of Agenda
- Approval of Prior Meeting Minutes (Bob Meeks motion to approve, Bob Mossuto 2<sup>nd</sup>, approved)

**OFFICER REPORTS:**

**-President’s Report**

No topics to report under this heading

**-Treasurer’s Report –**

**a. Monthly / Current YTD Status:** Margo Henson reports the current bank account balance is \$12,169.78.

**b. Invoices:** Margo says there were none outstanding. Costs have remained similar mo/mo (for Seaops, etc). We are up to date for the year with payments to TK Bentler. Treasurer’s report was approved.

**OLD BUSINESS:**

1. Legislative/Regulatory issues: none
2. 2015 Summer Conference:

**a&b. Final comments & # of attendees to date:** Margo says 36 attendees are signed up to date, and all of the proposed classes were approved by DOL for CE. All certificates will be ready to hand out for CE. Mike Imes will be the MC (and also has volunteered for 2016), Bob Mossuto will be back-up, and George will back-up audio/video. Mike will check-in on the facility the day before. Phone call and email lists were sent to board members to follow up. Margo notes that 69 attended last year’s conference, and that most sign up w/in a few weeks of the event. TK has confirmed that he will speak during the lunch break. Total CE hours this year will be at 13.5.

**c. Future Locations:** Kirk Dosser presented a summary discussion on the 2016 proposed location; Red Lion-Wenatchee, discussed basics in the contract agreement and the cost estimate. All board members approved the plan, and Kirk said he would move ahead to reserve the dates (August 18-19, 2016) with Red Lion.

3. Administrative Topics:

- a. **Multi-State Appraiser organization:** Bob Mossuto. Bob says latest activity includes development of a letter regarding appraiser qualifications from AQB. The biggest complaint is the 4-year degree requirement, although feelings are still somewhat divided. A letter is planned to be sent to AQB in this regard.

Penny asked what the letter will state?

Bob indicated that AQB asked for input on the standards to increase new appraiser numbers, and says there is disagreement. He feels that the 4-year degree requirement is too difficult given trainee requirements and low income splits during that time. Rick Wells said he feels that the college degree requirement is not needed; rather a college equivalent exam oriented to the appraisal profession would be better. Bob Mossuto feels that a 2-year degree would be better as a requirement.

Penny says that this topic is not to be acted on by ACOW, but monitored.

Bob said the California bill on standards of practice was benched for further review, and asked if we still want to put out an informative flyer. Penny feels we should do that to get the general info out to our State appraisers, and noted that many appraisers have been asking for information on this.

Rick Wells feels USPAP as The Standard, keeps the highest level of public trust, and other standards that are lower risk loss of that trust.

Justin noted that "Yellowbook" standards work currently as a different set of standards for different purposes (such as acquisitions).

George feels the proposed new standards are to cater to foreign interests and would "water down" the current appraisal standards.

Justin feels additional standards as proposed could be very helpful in certain circumstances (non-lending intended uses), and also noted that the CA bill has passed to appropriations, rather than being benched. They will discuss funding for it.

Kirk and Margo both feel that it would be good to get information flyer out to appraisers. Justin says there is currently a "youtube" video on the CA hearing, and noted that each State is different, would not be held to the CA ruling.

Jessica says that we should put links to information like this onto our website.

Site Note – Justin said Jack Fredrickson is getting a lifetime achievement award from AI, and that he's been a big supporter of ACOW over the years.

- b. **Customary and Reasonable Fees Survey:** Penny asked if we need to put out a survey. Margo feels that no; there is already VA and other information to go from. Bob says Coester has done one also, and that there are 3 or 4 surveys out now. Bob Meeks says we should summarize the result of those existing surveys for the board to review. George said he would work on getting that information.
- c. **Background Check:** George says there is no change from what we have discussed before. Penny says we will continue to follow the State status on this topic.
- d. **REAC Meeting:** Penny still plans to attend
- e. **NSAO Conference:** Penny plans to go, and ACOW will plan to pay the cost of her flight and lodging for this.

NEW BUSINESS:

1. New Tax required by AMC's: Bob Meeks says this is actually a technology fee, was misinformed.
2. Meet & Greet on ACOW Legislative Day – Olympia: Bob Meeks suggests a legislative day with TK in Olympia, as time to discuss & present issues. It would give us an opportunity to talk with legislators. Penny says ask TK if he has done this with other groups. Bob will talk with TK about it.
3. Standards Alignment: Penny noted that this has already been discussed, and we are following only.
4. Website Cleanup: Penny says our website should be updated and cleaned up, fix links that no longer work, add current links, etc... Mike needs direction from the board on this. Jessica says she will assist in working on current content. George says the website is on Dreamweaver platform, which now operates on monthly lease fee, and says Wordpress is free, and the board could make changes. However, it is web-based only and there is no option for back-up on a hard drive. Bob Mossuto will contact his provider to discuss options that might work for our site. John Lawhead says he will do the same.

ADJOURNMENT:

Penny moved to adjourn the meeting. Meeting Adjourned at 7:10pm

*Kirk Dosser*  
*Secretary*