



BOARD OF DIRECTORS TELEPHONIC MEETING – MINUTES- Tuesday May 16th 2017

ATTENDEES:

2017 ACOW Board Members

President	Penny Crowe	425-887-7150	croweappraisals@comcast.net	Present
VP	Bob Mossuto Jr	206-280-0335	bob@bnappraisalsinc.com	Present
Secretary	Bob Meeks	253-202-6005	bobmeeks100@gmail.com	Present
Treasurer	Margo Henson	206-784-6627	market@drizzel.com	Present
Director	George Nervik	360-493-0085	george@nationalpropertysevice.com	Present
Director	Justin Slack	206-683-2328	justin.slack@gmail.com	Not Present
Director	Kirk Dossler	509-630-7472	kdossier@pacapp.com	Present
Director	Tom Weaver	253-661-8165	tom@sterling-ag.com	Present
Director	Mike Frederickson	509-522-2272	mike@asapww.com	Present
Director	Mike Rock	253-565-3070	mike@rockappraisers.com	Present

Others in attendance

John Lawhead 509-735-7467 mrdryclutch@gmail.com

CALLED TO ORDER- 5:33

-Quorum Established

-Agenda Approved

-February Meeting Minutes Reviewed, Bob Mossuto made motion to accept & Mike Rock 2nd, motion passed unanimously.

Treasurer Report

Margo reported a bank balance of \$2,419. Individual Dues received \$2,280. It was noted in 2016 individual dues totaled \$3,580.

OLD BUSINESS

AMC Customary and Reasonable Fees

George discussed advancing the idea that an AMC must pay in 30 days not 45 days. Mike Rock suggested lowering the payment time to 15 days. It was noted as public trust issue to separate AMC fees from appraiser fees. The Bill is intended to be submitted to the 2018 legislature.

Statute of Limitations

Mike Rock is the leading Board member working on this issue. George is assisting in the effort. It is expected to line up with USPAP 2+5 year limitations. This Bill is intended to be submitted to the 2018 legislature.

Inactive License

Penny is working on the Inactive Licensing bill. No discussion. This Bill is intended to be submitted to the 2018 legislature.

Evaluations

Mike Frederickson is the Board member working on this issue. Discussion was made referencing Canada Blue Book and Europe Red Book Past as corresponding regulatory information to be considered. It was noted there are 36 states trying to pass some form of Evaluations as a format lenders may use Lenders are requesting five evaluations for every one appraisal. It was noted Evaluations do not conform to USPAP.

Network of State Appraiser Organizations) The network (NSAO)

Bob Mossuto reported on the Network. The Network will be meeting in DC in October and ACOW would like to send a Board member to the conference. A conference call is scheduled within the next 30 days and evaluations will be a major topic.

Legislative Day in Olympia

Bob Meeks & Bob Mossuto are working on this issue. Limited discussion was made. A tour date will be set for to see TK's facility in Olympia near the capital and reported on when completed.

Summer Conference

The Issaquah Hilton is the decided location for the 2017 summer conference. Meeting dates are August 17-18. Margo noted the approximate cost of \$6,000.

A fee increase was voted on to establish the conference price at \$299. Bob Meeks made the motion and Penny 2nd. Motion passed unanimously.

2016 Wenatchee conference / Income \$10,500 / Cost of food and beverage \$5,500.

Speakers:

Jeff Bradford of Bradford Technologies 3 Hrs.

Peter Christianson to speak on E&O liability for 3 Hrs.

TK Bentler 30 minute presentation.

Chris Eldred may speak from Lamb Hansen Lamb...

Drones- Unknown speaker. Penny looking into expert in field.

Margo to call Justin on helping assemble a panel on the building process "From Dirt to Done" regarding subdivision development and construction. Brad Brusler & Heather Mosbar speakers. Other speakers and topics under consideration ...

Tom Halaway – Review Appraiser
Accessory Dwellings, and Demolition

Room rates \$154 and must be applied for by July 28th. There are 20 rooms blocked per night for 2 nights, totaling 40 rooms ACOW obligated to cover.

A local brewery-restaurant in Issaquah will be looked into for the Wednesday evening Board meeting.

Web Page

John Lawhead and Bob Mossuto are working on web page updating information.

Additional Discussion...

Discussion was made regarding Washington State does not view a Trainee as an independent contractor in contrast the Federal Government views them as a contractor not an employee. Current requirements state 25 homes must be inspected with supervisor appraiser. Fannie Mae appears ready to change this requirement to less restrictive very soon.

A vote was made to provide a memorial tribute to be paid to the Heart Association in the name of Jim Irish for \$100. George made the motion and Tom 2nd. It passed unanimously.

Next Meeting

The next meeting is scheduled for May 16th at 5:30.

Meeting was adjourned at 6:50

A handwritten signature in cursive script, appearing to read "Bob Meeks", written in black ink on a white background.

Bob Meeks
Secretary