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Lieutenant Governor
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**OFFICE OF THE LIEUTENANT GOVERNOR
ALASKA**

MEMORANDUM

TO: Debbie Morgan
Department of Commerce, Community and Economic Development

FROM: April Simpson, Office of the Lieutenant Governor 
465.4081

DATE: February 27, 2019

RE: Filed Permanent Regulations: Board of Certified Real Estate Appraisers

Board of Certified Real Estate Appraisers regulations re: experience and education requirements for certified real estate appraisers, and standards and procedures for registration of real estate appraisal management companies (12 AAC 70.108; 12 AAC 70.115; 12 AAC 70.140(c); 12 AAC 70.160 - 12 AAC 70.180; 12 AAC 70.990)

Attorney General File:	2018201042
Regulation Filed:	2/26/2019
Effective Date:	3/28/2019
Print:	229, April 2019

cc with enclosures: Linda Miller, Department of Law
Judy Herndon, LexisNexis

ORDER CERTIFYING THE CHANGES TO
REGULATIONS OF THE BOARD OF CERTIFIED REAL ESTATE APPRAISERS

The attached ten pages of regulations, dealing with qualifications for appraisers and registration of appraisal management companies, are hereby certified to be a correct copy of the regulation changes that the Board of Certified Real Estate Appraisers adopted at its January 17, 2019 meeting, under the authority of AS 08.01.065; AS 08.01.100; AS 08.87.020; AS 08.87.110; AS 08.87.130; AS 08.87.135; AS 08.87.145; AS 08.87.150; AS 08.87.310 and after compliance with the Administrative Procedure Act (AS 44.62), specifically including notice under AS 44.62.190 and 44.62.200 and opportunity for public comment under AS 44.62.210.

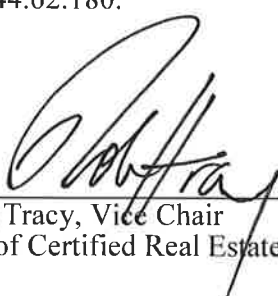
This action is not expected to require an increased appropriation.

On the record, in considering public comments, the Board of Certified Real Estate Appraisers paid special attention to the cost to private persons of the regulatory action being taken.

The regulation changes described in this order take effect on the 30th day after they have been filed by the lieutenant governor, as provided in AS 44.62.180.

DATE:

1/17/2019
Wasilla, Alaska



Robert Tracy, Vice Chair
Board of Certified Real Estate Appraisers

FILING CERTIFICATION

I, Kevin Meyer, Lieutenant Governor for the State of Alaska, certify that on February 26, 2019 at 1:46 P.m., I filed the attached regulations according to the provisions of AS 44.62.040 – 44.62.120.



Kevin Meyer, Lieutenant Governor

Effective: March 28, 2019.

Register: 229, April 2019.

Chapter 70. Board of Certified Real Estate Appraisers.

12 AAC 70.108(a) is amended to read:

(a) An applicant for certification as a general real estate appraiser shall submit verification of 3,000 hours of appraisal work obtained continuously over a period of not less than 18 [30] months. At least 1,500 hours of the appraisal work must be in nonresidential appraisal work. The board will only accept work experience that was obtained after January 30, 1989 and was performed in compliance with [STANDARD 1 AND STANDARD 2 OF] the Uniform Standards of Professional Appraisal Practice (USPAP) in effect at the time that the work experience was obtained.

12 AAC 70.108(b) is amended to read:

(b) An applicant for certification as a residential real estate appraiser shall submit verification of 1,500 [2,500] hours of appraisal experience obtained continuously over a period of not less than 12 [24] months. The board will only accept work experience that was obtained after January 30, 1989 and was performed in compliance with [STANDARD 1 AND STANDARD 2 OF] the USPAP in effect at the time that the work experience was obtained.

(Eff. 12/13/94, Register 133; am 2/13/2002, Register 161; am 4/16/2004, Register 170; am 5/24/2007, Register 182; am 9/14/2012, Register 203; am 3 / 28 / 2019, Register 229)

Authority: AS 08.87.020

introductory

The ~~lead in~~ language of 12 AAC 70.115(b) is amended to read:

(b) An applicant for the Appraiser Qualification Board approved examination for

certification as a general real estate appraiser shall document satisfactory completion of 300 creditable classroom hours as specified in the following core curriculum[, OF WHICH AT LEAST 150 HOURS MUST BE COMPLETED NOT LATER THAN THE FIVE YEARS IMMEDIATELY PRECEDING THE DATE OF A COMPLETE APPLICATION]:

• • •

12 AAC 70.115(b)(10) is amended to read:

(10) appraisal subject matter electives, 30 hours, **and may include hours over the minimum of the course topics required under this subsection.**

12 AAC 70.115(c) is amended to read:

(c) An applicant for certification as a residential real estate appraiser must document satisfactory completion of 200 creditable classroom hours of instruction that meet the requirements in 12 AAC 70.140 with emphasis on appraisal of residential properties, and **one of the following:**

(1) a bachelor's degree or higher in any field from an accredited college or university;

(2) an associate's degree in a field of study related to business administration, accounting, finance, economics, or real estate;

(3) successful completion of 30 semester hours of college level courses that cover each of the following specific topic areas and hours;

(A) English composition, three hours;

(B) microeconomics, three hours;

(C) macroeconomics, three hours;

(D) finance, three hours;

(E) algebra, geometry, or higher mathematics, three hours;

(F) statistics, three hours;

(G) computer science, three hours;

(H) business or real estate law, ^{three} hours; and

(I) two elective courses in any of the topics listed above or in

accounting, geography, agricultural economics, business management, or real estate, ^{three} hours each; or

(4) successful completion of at least 30 semester hours of the College Level

Examination Program (CLEP) examination in the following specific topic areas and hours;

(A) college algebra, three hours;

(B) college composition, six hours;

(C) college composition modular, three hours;

(D) college mathematics, six hours;

(E) principles of macroeconomics, three hours;

(F) principles of microeconomics, three hours;

(G) introductory business law, three hours; and

(H) information systems, three hours.

introductory

in (A) - (H) of this paragraph
in
the period need not be boldface or underlined

The lead in language of 12 AAC 70.115(d) is amended to read:

(d) An applicant for the Appraiser Qualification Board examination for certification as a

residential real estate appraiser shall document satisfactory completion of 200 creditable classroom hours as specified in the following core curriculum[, OF WHICH AT LEAST 100 HOURS MUST BE COMPLETED NOT LATER THAN THE FIVE YEARS IMMEDIATELY PRECEDING THE DATE OF A COMPLETE APPLICATION]:

• • •

12 AAC 70.115(d)(10) is amended to read:

(10) appraisal subject matter electives, 20 hours, and may include hours over the minimum of the course topics required under this subsection.

(Eff. 12/13/94, Register 133; am 4/16/2004, Register 170; am 1/16/2005, Register 173; am (am 12/28/2015, Register 228) 5/24/2007, Register 182; am 9/14/2012, Register 203; am 6/28/2015, Register 214; am 3 / 28 / 2019, Register 229)

Authority: AS 08.87.020 AS 08.87.110

12 AAC 70.140(c) is amended to read:

(c) An applicant's classroom hours of education for certification as a general or residential real estate appraiser must include coverage of all topics listed in the applicable Appraiser Qualification Criteria developed by the Appraiser Qualifications Board of the Appraisal Foundation, *The Real Property Appraiser Qualification Criteria* effective May 1, 2018 [JANUARY 1, 2015], and adopted by reference.

(Eff. 7/16/92, Register 123; am 4/15/94, Register 130; am 12/13/94, Register 133; am 6/13/97, Register 142; am 6/5/98, Register 146; am 4/16/2004, Register 170; am 1/16/2005, Register 173; am 5/24/2007, Register 182; am 9/14/2012, Register 203; am 6/28/2015, Register 214; am

10/18/2017, Register 224; am 3 / 28 / 2019, Register 229)

Authority: AS 08.87.020 AS 08.87.110 AS 08.87.310

C3 to Article 1

12 AAC 70 is amended by adding a new section to read:

12 AAC 70.160. Real estate appraisal management company registration. (a) An applicant for registration as a real estate appraisal management company shall submit

(1) a complete notarized application on a form approved by the board and provided by the department that includes

(A) the names and addresses of all owners of the company, including natural persons or entities;

(B) the name and contact information of the company's agent if applicable under AS 08.87.135(a)(2);

(C) a list of all certified appraisers in the state;

(D) a list of all states in which the appraisal management company performs appraisals;

(E) the name of the controlling person and evidence satisfactory to the board that the controlling person

(i) has an active real estate appraiser certificate in good standing in a state;

(ii) has not had a real estate appraiser certificate denied, cancelled, suspended, revoked, put on probation, or surrendered in accordance with

AS 08.87.135(b)(2); and

(iii) is of good moral character; and

(F) certification ^{that} the

(i) appraisers on the appraiser panel are in compliance with the Uniform Standards of Professional Appraisal Practice (USPAP) and are qualified to conduct federally related transactions under federal law;

(ii) owners are in compliance with (b) of this section; and

(iii) appraisals are conducted independently and free from inappropriate influence and coercion as required by AS 08.87.135(a)(6);

(2) the applicable fees required in 12 AAC 02.370; and

(3) a copy of a surety bond in the amount of \$50,000.

(b) Owners of the appraisal management company may not have had a real estate appraiser certificate denied, cancelled, suspended, revoked, put on probation, or surrendered in accordance with AS 08.87.135(a)(7). A person who owns at least 10 percent of a real estate management company must be of good moral character as defined in this section.

(c) "Good moral character" under this section is defined as a personal history of honesty, fairness, and respect for the rights of others and for state and federal law. A person applying for a registration is ineligible for registration due to failure to satisfy the requirement of good moral character if

(1) there is substantial connection between the lack of good moral character of the person and the professional responsibilities of an appraiser, a controlling person, or owner of an appraisal management company; and

(2) the finding by the board of lack of good moral character is supported by clear

and convincing evidence. (Eff. 3 / 28 / 2019, Register 229)

Authority: AS 08.87.020 AS 08.87.130 AS 08.87.135

~~2~~ 12 AAC 70 is amended by adding a new section to read:

12 AAC 70.165. Real estate appraisal management company and panel standards.

~~2~~ On or after March 1, 2019, a real estate appraisal management company operating in the state shall ^{Cap.}

(1) be registered in the state if the appraisal management company oversees a panel of more than 15 appraisers certified in the state, or 25 or more appraisers certified in two or more states within a 12-month period;

(2) have a process in place to verify ^{that} all appraisers are certified by the state and in good standing, and have geographic competency for the market area in which the appraisal is performed; and

(3) report to the board on a form provided by the department and submit the fee required in 12 AAC 02.370(b)(4) ^{not later than} ^{after} 30 days of a change of

(A) the designated controlling person who meets the requirements of 12 AAC 70.160(a)(1)(E);

(B) an owner who owns more than 10 percent of the company who meets the requirements of 12 AAC 70.160(b); or

(C) an employee, director, officer, or agent. (Eff. 3 / 28 / 2019,

Register 229)

Authority: AS 08.01.065 AS 08.87.130 AS 08.87.135
AS 08.87.020

~~12 AAC 70 is amended by adding a new section to read:~~

12 AAC 70.170. Renewal of an appraisal management company registration. A registered appraisal management company applying for renewal of a registration shall submit

(1) a completed renewal application, on a form provided by the department that meets the requirements of AS 08.87.135(e);

(2) the renewal fee required in 12 AAC 02.370; and

(3) proof of current bonding as described in 12 AAC 70.160(a)(3). (Eff.

3 / 28 / 2019, Register 229)

Authority: AS 08.01.065 AS 08.87.130 AS 08.87.135
AS 08.01.100

~~12 AAC 70 is amended by adding a new section to read:~~

12 AAC 70.175. Annual reporting and federal registry requirements for appraisal management companies. (a) A registered appraisal management company shall report annually on a form provided by the department and submit the registry fee required in 12 AAC 02.370(b)(5) for each appraiser on the appraiser panel performing appraisals for federally related transactions in the state during the preceding calendar year.

(b) Federally regulated appraisal management companies shall report annually to the board information required by AS 08.87.155 on a form provided by the department and submit

the registry fee required in 12 AAC 02.370(b)(5) for each appraiser on the appraiser panel performing appraisals for federally related transactions in the state during the preceding calendar year. (Eff. 3 / 28 / 2019, Register 229)

Authority: AS 08.87.020 AS 08.87.135 AS 08.87.155
AS 08.87.130

~~12 AAC 70 is amended by adding a new section to read:~~

12 AAC 70.180. Retention of records and inspection by the board. A registered appraisal management company must retain all records as described in AS 08.87.150 and make the records available to the board or its designee upon request. (Eff. 3 / 28 / 2019, Register 229)

Authority: AS 08.87.020 AS 08.87.150

12 AAC 70.990(1) is amended to read:

(1) “appraisal experience” includes fee and staff appraisals, ad valorem tax appraisals, appraisal reviews, appraisal analysis, real estate counseling, and feasibility analysis and study, all of which must have been performed in accordance with [STANDARD 1 AND STANDARD 2 OF] the *Uniform Standards of Professional Appraisal Practices* described in 12 AAC 70.900;

(Eff. 7/16/92, Register 123; am 4/15/94, Register 130; am 12/13/94, Register 133; am 6/5/98, Register 146; am 5/24/2007, Register 182; am 9/14/2012, Register 203; am 3 / 28 / 2019, Register 229)

Register 229, April 2019 PROFESSIONAL REGULATIONS

Authority: AS 08.87.020

MEMORANDUM

State of Alaska Department of Law

To: The Honorable Kevin Meyer
Lieutenant Governor

Thru: Susan R. Pollard *SRP*
Chief Assistant Attorney General
and Regulations Attorney
Legislation and Regulations Section

From: Steven C. Weaver *scw*
Senior Assistant Attorney General
and Assistant Regulations Attorney
Legislation and Regulations Section

Date: February 15, 2019

File No.: 2018201042

Tel. No.: 465-3600

Re: Board of Certified Real Estate
Appraisers regulations re: experience
and education requirements for
certified real estate appraisers, and
standards and procedures for
registration of real estate appraisal
management companies (12 AAC
70.108; 12 AAC 70.115; 12 AAC
70.140(c); 12 AAC 70.160 - 12 AAC
70.180; 12 AAC 70.990)

The Department of Law has reviewed the attached regulations of the Board of Certified Real Estate Appraisers against the statutory standards of the Administrative Procedure Act. Based upon our review, we find no legal problems. This memorandum constitutes the written statement of approval under AS 44.62.060(b) and (c) that authorizes your office to file the attached regulations. The regulations were adopted by the Board of Certified Real Estate Appraisers after the close of the public comment period. The regulations update education and experience requirements for certified residential or certified general real estate appraisers, so that those requirements correspond to the most current national standards. Implementing statutory amendments to AS 08.87 made under ch. 67, SLA 2018, the regulations also establish standards and procedures for the registration of real estate appraisal management companies. Most of the regulations are adopted in accordance with AS 08.87.020(3), directing the adoption of regulations necessary to comply with 12 U.S.C. 3331 - 3355 (Title XI, Financial Institutions Reform, Recovery, and Enforcement Act of 1989), as amended by 12 U.S.C. 5301 - 5641 (Dodd-Frank Wall Street Reform and Consumer Protection Act). We have confirmed that, as required under AS 08.87.020(3), the regulations adopted under AS 08.87.110, 08.87.120, 08.87.135, 08.87.220, and 08.87.310 are not more stringent than corresponding federal requirements.

The December 4, 2018 public notice and the January 17, 2019 certification of adoption order both state that this action is not expected to require an increased appropriation. Therefore, a fiscal note under AS 44.62.195 is not required.

We note that these regulations are related to a companion regulations project establishing fees for real estate appraisal management companies (Department of Law file number 2018201043). We ask that the fee project be filed on the same date as this project so that the regulations in each project share the same effective date (i.e., 30 days after the date of filing).

We have made some technical corrections to conform the regulations in accordance with AS 44.62.125. The corrections are shown on the attached copy of the regulations.

SCW

cc: Robert Tracy, Vice Chair
Board of Certified Real Estate Appraisers
(by e-mail through Sher Zinn)

Hon. Julie Anderson, Commissioner
Department of Commerce, Community, and Economic Development

Sara Chambers, Director
Division of Corporations, Business, and Professional Licensing
Department of Commerce, Community, and Economic Development

Debbie Morgan, Regulations Contact
Department of Commerce, Community, and Economic Development

Sher Zinn, Regulations Specialist
Division of Corporations, Business, and Professional Licensing
Department of Commerce, Community, and Economic Development

Jun Maiquis, Regulations Specialist
Division of Corporations, Business, and Professional Licensing
Department of Commerce, Community, and Economic Development

Joan Wilson, Assistant Attorney General
Commercial, Fair Business, and Child Support Section

NOTICE OF PROPOSED CHANGES RELATING TO APPRAISER QUALIFICATIONS AND APPRAISAL MANAGEMENT COMPANY REGISTRATION, IN THE REGULATIONS OF THE BOARD OF CERTIFIED REAL ESTATE APPRAISERS

BRIEF DESCRIPTION: The Board of Certified Real Estate Appraisers proposes to update regulations regarding qualifications for appraisers and registration of Appraisal Management Companies, to implement changes to AS 08.87 enacted under Chapter 67, SLA 18 (SB155).

The Board of Certified Real Estate Appraisers (Board) proposes to adopt regulation changes in Title 12, Chapter 70 of the Alaska Administrative Code including the following:

1. **12 AAC 70.108. Work experience requirements for real estate appraiser certification**, is proposed to be changed to amend work experience requirements.
2. **12 AAC 70.115. Education requirements for real estate appraiser certification**, is proposed to be changed to amend the educational requirements.
3. **12 AAC 70.140. Standards for acceptable education**, is proposed to be changed to adopt by reference the updated Real Property Appraiser Qualification Criteria.
4. **12 AAC 70.160. Real estate appraisal management company registration**, is a proposed new section outlining application requirements for appraisal management companies.
5. **12 AAC 70.165. Real estate appraisal management company and panel standards**, is a proposed new section describing who must register as a real estate appraisal management company, requirements for appraisers, and reporting to the board of a change of an owner, or other person associated with the company.
6. **12 AAC 70.170. Renewal of an appraisal management company registration**, is a proposed new section describing the requirements for renewal of an appraisal management company registration.
7. **12 AAC 70.175. Annual reporting and federal registry requirements for appraisal management companies**, is a proposed new section describing the requirements for submitting the annual appraiser panel federal registry fee.
8. **12 AAC 70.180. Retention of records and inspection by the board**, is a proposed new section requiring appraisal management companies to retain records of appraisals, and make available to the board upon request.
9. **12 AAC 70.990. Definitions**, is proposed to be changed to amend the definition of “appraisal experience.”

You may comment on the proposed regulation changes, including the potential costs to private persons of complying with the proposed changes, by submitting written comments to Sher Zinn, Regulations Specialist, Division of Corporations, Business and Professional Licensing, P.O. Box 110806, Juneau, AK 99811-0806. Additionally, the Board will accept comments by facsimile at (907) 465-2974 and by electronic mail at RegulationsAndPublicComment@alaska.gov. Comments may also be submitted through the Alaska Online Public Notice System by accessing this notice on the system at <http://notice.alaska.gov/192250>, and using the comment link. **The comments must be received not later than 5:00 p.m. on January 4, 2019.** Comments received after this deadline will not be considered by the Board.

You may submit written questions relevant to the proposed action to Sher Zinn, Regulations Specialist, Division of Corporations, Business and Professional Licensing, P.O. Box 110806, Juneau, AK 99811-0806 or by e-mail at RegulationsAndPublicComment@alaska.gov. **The questions must be received at least 10 days before the end of the public comment period.** The Board will aggregate its response to substantially

similar questions and make the questions and responses available on the Alaska Online Public Notice System and on the Board's website at <https://www.commerce.alaska.gov/web/cbpl/ProfessionalLicensing/RealEstateAppraisers.aspx>. The Board may, but is not required to, answer written questions received after the 10-day cut-off date and before the end of the comment period.

If you are a person with a disability who needs a special accommodation in order to participate in this process, please contact Sher Zinn at (907) 465-1049 or RegulationsAndPublicComment@alaska.gov, not later than December 27, 2018, to ensure that any necessary accommodation can be provided.

A copy of the proposed regulation changes is available on the Alaska Online Public Notice System and by contacting Sher Zinn at (907) 465-1049 or RegulationsAndPublicComment@alaska.gov, or go to <https://www.commerce.alaska.gov/web/portals/5/pub/APR-1118.pdf>.


After the public comment period ends, the Board will either adopt the proposed regulation changes or other provisions dealing with the same subject, without further notice, or decide to take no action. The language of the final regulations may be different from that of the proposed regulations. **You should comment during the time allowed if your interests could be affected.** Written comments and questions received are public records and are subject to public inspection.

Statutory Authority: AS 08.01.065; AS 08.01.100; AS 08.87.020; AS 08.87.110; AS 08.87.130; AS 08.87.135; AS 08.87.145; AS 08.87.150; AS 08.87.310

Statutes Being Implemented, Interpreted, or Made Specific: AS 08.01.065; AS 08.01.100; AS 08.87.020; AS 08.87.110; AS 08.87.130; AS 08.87.135; AS 08.87.145; AS 08.87.150; AS 08.87.310

Fiscal Information: The proposed regulation changes are not expected to require an increased appropriation.

DATE: 12/4/18



Sher Zinn, Regulations Specialist
Division of Corporations, Business and
Professional Licensing

For each occupation regulated under the Division of Corporations, Business and Professional Licensing, the Division keeps a list of individuals or organizations who are interested in the regulations of that occupation. The Division automatically sends a Notice of Proposed Regulations to the parties on the appropriate list each time there is a proposed change in an occupation's regulations in Title 12 of the Alaska Administrative Code. If you would like your address added to or removed from such a list, send your request to the Division at the address above, giving your name, either your e-mail address or mailing address (as you prefer for receiving notices), and the occupational area in which you are interested.

ADDITIONAL REGULATION NOTICE INFORMATION **(AS 44.62.190(d))**

- 1. Adopting agency:** Board of Certified Real Estate Appraisers – Department of Commerce, Community, and Economic Development, Division of Corporations, Business and Professional Licensing.
- 2. General subject of regulation:** Updates to regulations concerning initial qualifications for appraisers, and new regulations regarding registration of Appraisal Management Companies.
- 3. Citation of regulations:** 12 AAC 70.108; 12 AAC 70.115; 12 AAC 70.140; 12 AAC 70.160; 12 AAC 70.165; 12 AAC 70.170; 12 AAC 70.175; 12 AAC 70.180; 12 AAC 70.990

4. **Department of Law file number:** To be assigned.
5. **Reason for the proposed action:** Compliance with new state statutes; update current regulations.
6. **Appropriation/Allocation:** Corporations, Business and Professional Licensing – #2360.
7. **Estimated annual cost to comply with the proposed action to:**
A private person: Costs of \$500 non-refundable application fee, \$700 biennial license and renewal fees for Appraisal Management Companies, \$250 fee for change of personnel associated with the Appraisal Management Company, \$25 federal mandated registry fee for each appraiser on the appraiser panel.
Another state agency: None known.
A municipality: None known.
8. **Cost of implementation to the state agency and available funding (in thousands of dollars):**
No costs are expected in FY 2019 or in subsequent years.
9. **The name of the contact person for the regulation:**
Tracy Wiard, Licensing Examiner
Board of Certified Real Estate Appraisers
Division of Corporations, Business and Professional Licensing
Telephone: (907) 465-2541
E-mail: tracy.wiard@alaska.gov
10. **The origin of the proposed action:** Board of Barbers and Hairdressers.
11. **Date:** 12/4/18 **Prepared by:** Sher Zinn
Sher Zinn
Regulations Specialist

STATE OF ALASKA)
) ss.
FIRST JUDICIAL DISTRICT)

AFFIDAVIT OF NOTICE OF PROPOSED ADOPTION OF REGULATIONS
AND FURNISHING OF ADDITIONAL INFORMATION

I, Sher Zinn, Regulations Specialist, of the Department of Commerce, Community, and Economic Development, Division of Corporations, Business and Professional Licensing, being sworn, state the following:

As required by AS 44.62.190, notice of the proposed adoption of changes to 12 AAC 70.108 – 12 AAC 70.990, dealing with qualifications for appraiser licensing and registration of appraisal management companies, has been given by being:

- 1. published in a newspaper or trade publication;
- 2. furnished to every person who has filed a request for notice of proposed action with the state agency;
- 3. furnished to appropriate state officials;
- 4. furnished to interested persons;
- 5. furnished to the Department of Law, along with a copy of the proposed regulation;
- 6. furnished electronically to incumbent State of Alaska legislators;
- 7. posted on the Alaska Online Public Notice System as required by AS 44.62.175(a)(1) and (b) and 44.62.190(a)(1);

As required by AS 44.62.190, additional regulation notice information regarding the proposed adoption of the regulation changes described above has been furnished to interested persons and those in (2), (4) and (6) of the list above. The additional regulation notice information also has been posted on the Alaska Online Public Notice System.

Date: 1/29/19

Sher Zinn
Sher Zinn, Regulations Specialist

Subscribed and sworn to before me at Juneau Alaska on 1-29-2019

(date)



[Signature]
Notary Public in and for the State of Alaska
My commission expires 12/31/2020

STATE OF ALASKA)
) ss.
FIRST JUDICIAL DISTRICT)

AFFIDAVIT OF AGENCY RECORD OF PUBLIC COMMENT

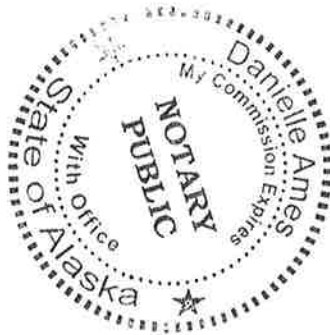
I, Sher Zinn, Regulations Specialist, of the Department of Commerce, Community, and Economic Development, Division of Corporations, Business and Professional Licensing, being sworn, state the following:

In compliance with AS 44.62.215, the Board of Certified Real Estate Appraisers has kept a record of its use or rejection of factual or other substantive information that was submitted in writing as public comment and that was relevant to the accuracy, coverage, or other aspect of the Board of Certified Real Estate Appraisers regulations on dealing with qualifications for appraisers and registration of appraisal management companies.

Date: 1/29/19

Sher Zinn
Sher Zinn, Regulations Specialist

Subscribed and sworn to before me at Juneau Alaska on
1-29-2019
(date)



D. Ames
Notary Public in and for the State of Alaska
My commission expires: at office

NOTICE OF PROPOSED CHANGES RELATING TO
APPRAISER QUALIFICATIONS AND APPRAISAL
MANAGEMENT

The New York Times Crossword

To place your
fax to 279-8

Published: December 4, 11, 18,
19
/s/ Marbeth Conway
Alaska Bar No. 9706040
marbeth@mb-lawyers.com

MAINLEY & BRAUTIGAM P.C.
Attorneys for Denise R. Maddox
Personal Representative

Published: December 4, 11, 18,
2018

DATED this 27th day of
November 2018,

By: Zachary B. Field
Alaska Bar No. 1511096

Attorneys for Patricia R. Huhta
FOLEY, FOLEY & PEARSON, P.C.

DATED this 17 day of October,
2018, at Anchorage, Alaska,

NOTICE IS HEREBY GIVEN that
Patricia R. Huhta has been
appointed
Personal
Representative of the above-
named estate. All persons
having claims against the said
deceased are required to
present their claims within four
(4) months after the date of the
first publication of this Notice or
said claims will be forever
barred. Claims must either be
presented to the law offices of
FOLEY, FOLEY & PEARSON, A
Professional Corporation, 4300 E
Street, Suite 400, Anchorage, AK
99503, or filed with the court.

protected person;...
estate of a decedent, ward or
against a trust estate or the
property rights in or claims
and other persons having
spouses, creditors, beneficiaries,
heirs, devisees, children,
includes "interested person" includes
states that:
forever barred.
notice of said claims with be
date of first publication of this
within four months after the
Avenue, Anchorage, AK 99501
Braumig P.C., 1127 W. 7th
c/o Marbeth Conway, Mainley &
to the personal representative,
required to present their claims
against the decedent are
estate or those having claims
persons having an interest in the
named estate. All interested
Representative of the above-
appointed
Denise R. Maddox has been
Notice is hereby given that

NOTICE TO CREDITORS

NOTICE TO CREDITORS

Case No. ZNO-18-00056PR

Case No. 3AN-18-02734 PR

IN THE SUPERIOR COURT
THE STATE OF ALASKA
SECOND JUDICIAL DISTRICT AT
NOME
In the Matter of the
Estate of,
Janet R. Koutchak,
Deceased.

IN THE SUPERIOR COURT
FOR THE STATE OF ALASKA
THIRD JUDICIAL DISTRICT
AT ANCHORAGE
In the Matter of the Estate of,
SHIRLEY L. JOHNSON
a/k/a
SHIRLEY ANN JOHNSON

Notice To Creditors

Notice To Creditors

302

302

FIRST JUDICIAL DISTRICT

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) **ss.**
)

My commission expires: with my office

Agenda Item #13 Old Business

Course Delivery Definitions

The board began discussing the definitions of Course Delivery, prompted by Chair Derry in the previous board meeting. Vice Chair Tracy stated they're trying to move toward conforming to the rest of the nation in establishing what will be accepted for continuing education. They would like to clarify if "synchronous" classes can fill the definitions of "in-class" hours. OLE Dulebohn read regulation 12AAC 70.140, and this would be a regulation change and not just a motion to adopt as a policy. Mr. Tracy states that he doesn't want to take up a regulations change without Mr. Derry present but they could review the definitions as requested.

Sher Zinn joined at 9:10am.

Agenda Item #5 AMC/AQB Regulations Update

AMC/AQB Draft Regulations

Regulations Specialist Zinn addressed the board and asked if they've been able to review the public comments that came in regarding the regulations project. After being directed where to find the public comments by OLE Dulebohn and a brief reading review by board members, Vice Chair Tracy directed the board to address the corrections made with public comment. Specialist Zinn described the clarifications used with the amended public comments & ASC suggested portion of the regulation. Zinn went on to state that one public comment was made in regards to Bonding. The comment suggested the board define what kind of bond is needed and what it's used for, but it cannot be added to this regulation project. It can be addressed in another regulations project but not the current one. The change is just too big to address in this current project.

On a motion duly made by Renee Piszczek, seconded by Wendy Lawrence, and approved by a roll call vote, it was:

RESOLVED to ADOPT the final draft of AMC/AQB regulations as amended with public comment.

Roll Call Vote:

Board Member	Approve	Deny	Recuse	Absent
David Derry				X
Wendy Lawrence	X			

120 **Robert Tracy** X
 121
 122 **Renee Piszczek** X
 123
 124 **Ashlee Stetson** X
 125
 126 OLE Dulebohn reminded the Vice Chair Tracy to sign and return the adoption page form,
 127 certifying the changes to the regulations of the Board of certified Real Estate Appraisers.
 128
 129 **TASK:**
 130 **OLE Dulebohn will email Vice Chair Robert Tracy the adoption form for the**
 131 **AMC/AQB regulations amendment and the signature page to approve the previous**
 132 **meetings minutes.**
 133
 134 *Specialist Zinn out at 9:26am.*
 135
 136 In an order to make best use of their time, the Vice Chair Tracy moved up Old Business.
 137
 138 **Agenda Item #13 (Continued) Old Business**
 139
 140 **Task List**
 141
 142 The board reviewed the task list and Vice Chair Tracy asked what needed to be done with item 5
 143 – sending a response letter to Mr. Safer’s previous correspondence. He said he did not give OLE
 144 Wiard direction to send the email out so he will get back on to reviewing and completing the
 145 letter.
 146
 147 *Accountant III Marylene Wales joined at 9:28am.*
 148
 149 Accountant Wales advised the board they would need to enter executive session to address the
 150 next matter.
 151
 152 **Off record at 9:29am**
 153 **On record at 9:33am**
 154
 155 **Agenda Item #6 Continuing Education Consent Agreements**
 156
 157 **On a motion made by Renee Piszczek, seconded by Wendy Lawrence, and passed**
 158 **unanimously, it was: RESOLVED to enter into Executive Session in accordance with AS**