

KENNY C. GUINN
Governor

STATE OF NEVADA

GAIL ANDERSON
Administrator

SYDNEY H. WICKLIFFE,
C.P.A.
Director



**DEPARTMENT OF BUSINESS AND
INDUSTRY
REAL ESTATE DIVISION**

2501 E. Sahara Avenue, Suite 303
Las Vegas, Nevada 89104
(702) 486-4033 ext. 222 • Fax (702) 486-4067
E-mail: jegierer@red.state.nv.us
www.red.state.nv.us

NOTICE & AGENDA OF PUBLIC MEETING
OF THE
NEVADA COMMISSION OF APPRAISERS OF REAL ESTATE
MARCH 21-23, 2006

The Nevada Commission of Appraisers of Real Estate will conduct a meeting on **TUESDAY, MARCH 21, 2006 beginning at 9:30 a.m. and beginning at 8:30 a.m. everyday thereafter until THURSDAY, MARCH 23, 2006, or until such time as all business is concluded**, at the following locations:

MARCH 21-22, 2006
Department of Education
1820 E. Sahara Avenue
2nd Floor Conference Room
Las Vegas, NV 89104

MARCH 23, 2006
Sawyer Building
555 E. Washington Avenue
Room 4500
Las Vegas, NV 89101

STACKED AGENDA: Below is an agenda of all items scheduled to be considered. Unless otherwise stated, items may be taken out of the order presented on the agenda by the discretion of the Chairperson. Persons who have business before the Commission are solely responsible to see that they are present when their business is conducted. Public Comment may be limited to ten minutes per person at the discretion of the Chairperson.

NOTICE: Reasonable efforts will be made to assist and accommodate physically handicapped persons desiring to attend the meeting. Please call Joanne Gierer at (702) 486-4033 ext. 222, prior to the meeting so arrangements may be conveniently made.

* Denotes potential action item

1 *	3/21/06 @ 9:30 a.m.	Commission/Division Business	a) INTRODUCTION OF COMMISSIONERS IN ATTENDANCE b) INTRODUCTION OF DIVISION STAFF IN ATTENDANCE
2*		Disciplinary Actions:	(a) NRED v. Critchlow, Braydon Case Nos. 04.014.S, 04.037.S & 05.026.S License No. A.0003929-CR (b) NRED v. Graham, Harold Richard Case Nos. 03.028.S & 03.080.S License No. A.0000203-CG (c) NRED v. Shepard, Brady Case No. 06.042.S License No. A.0005841-CR
3*		Discussion and possible action on Advisory Review Committee Informal Conference Results	1. John L. Green Case No. 03.065.S 2. Scott Vollmer Case No. 03.051.S
4*		Commission/Division Business:	1. Discussion regarding Attorney General case status report. 2. Discussion regarding Appraisal Officer current case load. 3. Discussion regarding Disciplinary report. 4. Discussion regarding Administrator's Report on personnel update. 5. Discussion and possible action on minutes for September 13, 2005 meeting. 6. Discussion and possible action on minutes for October 17, 2005 meeting. 7. Discussion and possible action on minutes for December 6, 2005 meeting. 8. Discussion and possible action regarding proposed changes for the 2007 Legislative Session. 9. Discussion and possible action on proposed changes, additions and deletions to NAC Chapter 645C, LCB File No. R158-05, including review of public comments from regulation workshop held January 11, 2006. 10. Discussion regarding the proposed revisions to Title XI – Real Estate Appraisal Reform Amendments” US House of Representatives Bill HR 1295. 11. Commissioner comments. 12. ACTION ON DATE, TIME, PLACE AND AGENDA ITEMS FOR UPCOMING MEETING (S).
5*		<u>EDUCATION: CONSENT AGENDA</u> The Commission will take action on all of the items on the consent agenda unless a member of the Commission, the Attorney General's Office, Division staff or the public wishes to speak in regard to a certain item, in which case the Commission may, in its discretion, pull the item from the consent agenda. Commission may take the following actions: 1. To change designation of any of the	<u>EDUCATION CONSENT AGENDA</u> 1) <u>Appraisal Institute</u> a) Washington Appraisal Summit 2006, 6 hours b) Advanced Residential Report Writing, Part 2 30 hours c) Advanced Residential Applications & Case Studies, Part 1 15 hours 2) <u>American Society of Farm Managers & Rural Appraisers</u>

		<p>2. following courses; or To approve, disapprove any of the following courses for the amount of hours requested, recommended or any amount they deem appropriate.</p> <p>Education: For Discussion</p> <p>The Commission may take the following actions:</p> <ol style="list-style-type: none"> 1. To change designation of any of the following courses; or 2. To approve, disapprove any of the following courses for the amount of hours requested, recommended or any amount they deem appropriate. 	<ol style="list-style-type: none"> a) Appraisal Review Under USPAP, 24 hours b) Introduction to appraisal Review, 16 hours c) Advanced Appraisal Case Studies, 18 hours d) Tax Deferred 1031 Exchange, 7 hours e) Identifying Intangible Assets, 15 hours f) Appraisal Review Under Uniform Appraisal Standards for Federal Land Acquisition, 18 hours <p>3) <u>Institute for Real Estate and Appraisal Studies</u></p> <ol style="list-style-type: none"> a)) Professional & Technical Compliance with USPAP X, 4 hours b) Professional & Technical Compliance with USPAP XI, 4 hours <p>4) <u>McKissock Appraisal School</u></p> <ol style="list-style-type: none"> a) Appraisal Trends, 8 hours b) Appraising FHA Today, 8 hours <p style="text-align: center;"><u>EDUCATION – FOR DISCUSSION</u></p> <p>5) <u>Acheson Appraisal</u></p> <ol style="list-style-type: none"> a) Defensive Report Writing , 4 hours <p>6) <u>Institute for Real Estate & Appraisal Studies</u></p> <ol style="list-style-type: none"> a) Development of an Appraiser Internship Program, “Training the Trainer” 7 hours b) Welcome to the Appraisal Profession II, 3 hours <p>7) <u>McKissock Appraisal School</u></p> <ol style="list-style-type: none"> a) Environmental Pollution: Mold & Air Quality, 2 hours <p>8) <u>Lied Institute for Real Estate Studies</u></p> <ol style="list-style-type: none"> a) Time, Place and Manner – Standards for Sign Regulation and Federal Compensation requirements, 4 hours b) Designing Effective Signage and Protecting the Right to Use it, 4 hours c) Protections and Compensations for the Value of Signage Under Federal Law, 4 hours d) The Sign Valuation Process and Damage Calculations, 4 hours <p>9) <u>Nevada Real Estate Division</u></p> <ol style="list-style-type: none"> a) Supervisor/Intern Training Course, 3 hours
--	--	--	---

6		Public Comment:	MEMBERS OF THE PUBLIC ARE ENCOURAGED TO ADDRESS THE COMMISSION REGARDING ANY MATTER. HOWEVER, NO ACTION MAY BE TAKEN ON A MATTER
7*		Adjournment:	

THIS NOTICE AND AGENDA HAS BEEN POSTED ON OR BEFORE 9:00 A.M. ON THE THIRD WORKING DAY BEFORE THE MEETING AT THE FOLLOWING LOCATIONS:

Carson City Assessor
201 N. Carson Street, Suite 6
Carson City, NV 89701

Churchill County Assessor
155 N. Taylor Street, Suite 200
Fallon, NV 89406

Douglas County Assessor
1616 8th Street
P.O. Box 218
Minden, NV 89423

Elko County Assessor
Elko County Courthouse
P.O. Box 8
Elko, NV 89801

Humboldt County Assessor
50 W. Fifth Street
Winnemucca, NV 89445

International Right of Way
City of Henderson
240 Water Street
Henderson, NV 89515

Lander County Assessor
315 S. Humboldt
Battle Mountain, NV 89820
Lyon County Assessor
Lyon County Courthouse
P.O. Box 460
Yerington, NV 89447

Mineral County Assessor
1st & A Street
P.O. Box 400
Hawthorne, NV 89515

Nevada Association of Realtors
760 Margrave Drive, Suite 200
Reno, NV 89510

Nevada Real Estate Division
788 Fairview Drive, Suite 200
Carson City, NV 89701-5453

Nevada Real Estate Division
2501 E. Sahara Avenue, Room 102
Las Vegas, NV 89104-4137

NDOT-Right of Way Division
123 E. Washington Avenue
Las Vegas, NV 89301

NDOT - Chief ROW Agent
Capitol Complex
Carson City, NV 89710
Nye County Assessor
Nye County Courthouse
P.O. Box 271
Tonopah, NV 89049

Pershing County Assessor
400 Main Street
P.O. Box 89
Lovelock, NV 89419

Reno-Carson-Tahoe-Appraisal Institute
P.O. Box 711
Reno, NV 89505

Sierra Pacific Power Company
Right of Way Division
600 Neil Road
Reno, NV 89502

Washoe County Assessor
1001 E. 9th Street, P.O. Box 11130
Reno, NV 89520

White Pine County Assessor
White Pine County Courthouse
Campton Street, P.O. Box 830
Ely, NV 89301

Nevada Real Estate Division Website
<http://www.red.state.nv.us>