State of Idaho
Division of Occupational and Professional Licenses
Idaho Board of Real Estate Appraisers

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Board Meeting Minutes of 08/24/2026

Board Members Present:	Eric J. Brinton - Chair Jody Graham Jason Stewart Brent L. Stanger	**Division Staff Present:**	MiChell Bird, Executive Officer Greg Loos, Legal Counsel John Price, Investigations Bureau Chief Skip Liddle, Investigations Prg. Manager Liz McClung, Investigations Supervisor Candace Bishop, Investigations Support Spr. Allegra Earl, Licensing Prg. Manager Ryan Allstott, Licensing Supervisor Jeannien DeWitt, Ed. & Training Specialist Christian Runnalls, Board Support Spc.
Board Members Absent:	Mary L. May	**Others Present:**	Chelsea Kidney, Prosecuting Attorney

The meeting was called to order at 9:00 AM by Chair Brinton.

Approval of 05/18/2026 Minutes
A motion was made and seconded to approve the May 5, 2026, meeting minutes. The motion carried unanimously.

DIVISION BUSINESS
Financial Report: Ms. Bird presented the Board's financial report for the fourth quarter of FY2026.

State Travel Policy Update: Ms. Bird reviewed relevant changes to the Idaho State Travel Policy.

Universal Discipline Training: Mr. Loos presented training to the Board on the role and importance of public members appointed to regulatory boards.

BOARD BUSINESS
License Base Report: Mr. Allstott presented the July 1, 2026 to August 17, 2026 License Base Report.

ASC Compliance Review: Ms. Bird reviewed the findings from the Federal Compliance Review. She noted that DOPL has responded to the findings and outlined the improvements to investigations and licensing processes that will be implemented. Additionally, she mentioned that

modifications to OASIS based on these findings will be carried out. Ms. Bird informed the group that the board is scheduled for another Federal Compliance Review in 2028.

Discipline Update: Mr. Liddle stated that the Investigations Unit aims to have no findings during the next Federal Compliance Review and to ensure full compliance with policy standards. Moving forward, all disciplinary cases will be presented to the Board in a timely manner. He also mentioned that staff will seek guidance from the Board on pro-reviewer cases and will work to standardize procedures. Additionally, they will hold pro-reviewers accountable to Board standards. Ms. Kidney outlined that utilizing her as contracted counsel has reduced the Board's liability and minimized potential conflicts of interest.

Real Property Appraisal Qualification Criteria Proposed Changes: Ms. Bird stated she responded to the Appraisal Foundation and provided an explanation of the proposed revisions to the draft to the Board. She stated that the Appraisal Foundation is working to establish additional pathways and eliminate barriers to accreditation. Several states have requested an extension to submit their feedback on the draft. Ms. Bird stated Board members are encouraged to either email their comments to Ms. Bird for inclusion in their formal response or to respond directly to the draft itself.

Course Application Review: Ms. DeWitt explained the Course Application for the 2026 Fall Real Estate Conference is before the Board because, although instructors must be certified appraisers, this conference offers courses taught by subject matter experts alongside certified appraisers, meeting all other criteria. The Board agreed that courses by subject matter experts remain beneficial to the profession.

A motion was made and seconded to approve the continuing education course as continuing education credits. Following discussion, the motion carried unanimously.

PUBLIC COMMENT
There were no public comments.

EXECUTIVE SESSION
A motion was made and seconded to enter executive session under Idaho Code § 74-206(1)(d) to consider records that are exempt from disclosure under the Idaho Public Records Law, Idaho Code § 74-106(9). The purpose of the executive session was to discuss documents relating to the fitness of a licensee to obtain or retain a license or registration. The vote was: Mr. Brinton, aye; Ms. Graham, aye; Mr. Stewart, aye; and Mr. Stanger, aye. The motion carried unanimously.

Motion to Exit Executive Session: A motion was made and seconded to exit executive session. The motion carried unanimously.

MOTION(S) RESULTING FROM THE EXECUTIVE SESSION:
Motion(s) re: Application(s): A motion was made and seconded to approve applications 2055220, 2083903 and 2123555. The motion carried unanimously.

Motion(s) re: Discipline: A motion was made and seconded to close case numbers 2023658, 2018029, and 2004910. The motion carried unanimously.

A motion was made and seconded to close case numbers 1209554, 1223433, 1336411, and 2023834 with an advisory letter. The motion carried unanimously.

A motion was made and seconded to authorize a negotiation of an agreement in lieu of discipline with the terms discussed in executive session for case numbers 2008545 and 2018028 and to authorize the Executive Officer to approve on behalf of the Board. The motion carried unanimously.

A motion was made and seconded to authorize a negotiation of a Stipulation and Consent Order with the terms discussed in executive session for case number 1999for the 2026 Fall Real Estate Conference 258 and to authorize the Board chair to sign on behalf of the Board. The motion carried unanimously.

Adjourn
There being no further business, the meeting was adjourned at 12:28 PM.