

# McCAMMON & ASSOCIATES

3122 N. MAY AVE.  
OKLA. CITY, OK. 73112  
405-947-0909  
FAX 947-0966



REAL ESTATE APPRAISAL COMPANY

Wednesday  
March 28, 2001

Ben Henson, Executive Director  
Appraisal Subcommittee  
1000 K Street, N.W., Suite 310  
Washington, D.C. 20006

Re: Oklahoma House Bill 1258

Dear Mr. Henson:

As Vice-Chairman of the Oklahoma Real Estate Appraisers Board (OREAB), I wish to inform your office and the Members of the Appraisal Subcommittee of the legislative effort that is currently underway in Oklahoma. House Bill 1258 was introduced in the Oklahoma Legislature at the first of the year. It is still active, although it has been amended. It is currently in conference committee, and has a limited time before it can be passed into law before Oklahoma's 2001 legislative session is over at the end of May.

Briefly, the primary intent of the bill (as it presently exists in its amended form), is to establish a trainee appraiser category. Although it would not conform exactly to the AQB trainee category, it is very similar (75 hours of education, but also with passage of the licensed exam). HB 1258 proposes to change Oklahoma's present licensed level, so that it conforms to the AQB Licensed appraiser category.

A **dilemma has developed** with regard to Oklahoma's presently licensed appraisers who have not had their experience verified according to the AQB suggested guidelines.

HB 1258 originally proposed a transition period of 12 months from the July 1, 2001 effective date, during which from presently licensed appraisers can have their experience verified in order to remain in the licensed category. At the end of this transition period, presently licensed appraisers would revert to the trainee category if their experience has not been verified.

While the Board supports the transition period, there is opposition from presently licensed appraisers who want exemptions from having their experience verified in other words, they wish for their experience to be grandfathered. As it currently stands, the law has been amended to allow for this exemption. **The Board did not support this amendment.**

As well as other Board members, I am concerned about the Board's ability to "effectively supervise" given the amended status of HB 1258. As amended HB 1258 will create two (2) categories of Licensed Appraiser: 1) those not having demonstrated experience requirements conforming to the AQB - having been grandfathered by the Legislature and 2) those who beginning July 1, 2001 must conform to the AQB requirement and demonstrate 2,000 hours of experience.

If the Appraisal Subcommittee wishes to express an opinion as to the exemption aspect of the law change proposal, you may want to consider evaluating the situation as it presently stands. The Board does not have the ability to convey to the Oklahoma legislators a sense of whether or not the ASC will look favorably upon the grandfathering issue, and/or whether or not any punitive action would be taken if it is enacted.

I welcome any inquiries of input which you or your staff may have. Thank you for your assistance.

Respectfully,

Jerrek McCammon, Vice-Chairman, Oklahoma Real Estate Appraisers Board

**"Experience Recognizes No Substitute"  
Oklahoma City Over Six Decades**