

CS/HB 1025

2013

1 A bill to be entitled
2 An act relating to real estate appraisers; amending s.
3 475.617, F.S.; revising terminology applicable to
4 education requirements for registered trainee
5 appraisers, certified residential appraisers, and
6 certified general appraisers; authorizing qualifying
7 education courses completed by applicants for
8 registration as a trainee or certification as a
9 residential appraiser or general appraiser to be
10 completed through Internet-based instruction; revising
11 the education and experience requirements for
12 certified residential appraisers and certified general
13 appraisers according to certain real property
14 appraiser qualification criteria adopted by the
15 Appraiser Qualifications Board of the Appraisal
16 Foundation on a specified date; providing an effective
17 date.

18
19 Be It Enacted by the Legislature of the State of Florida:

20
21 Section 1. Section 475.617, Florida Statutes, is amended
22 to read:

23 475.617 Education and experience requirements.—

24 (1) To be registered as a trainee appraiser, an applicant
25 must present evidence satisfactory to the board that she or he
26 has successfully completed at least 100 hours of approved
27 qualifying education ~~academic~~ courses in subjects related to
28 real estate appraisal, which must include coverage of the

29 Uniform Standards of Professional Appraisal Practice, or its
30 equivalent, as established by rule of the board, from a
31 nationally recognized or state-recognized appraisal
32 organization, career center, accredited community college,
33 college, or university, state or federal agency or commission,
34 or proprietary real estate school that holds a permit pursuant
35 to s. 475.451. The board may increase the required number of
36 hours to not more than 125 hours. All qualifying education
37 courses may be completed through in-person classroom instruction
38 or Internet-based instruction. A classroom hour is defined as 50
39 minutes out of each 60-minute segment. Past courses may be
40 approved on an hour-for-hour basis.

41 (2) To be certified as a residential appraiser, an
42 applicant must present satisfactory evidence to the board that
43 she or he has met the minimum education and experience
44 requirements prescribed by rule of the board. The board shall
45 prescribe by rule education and experience requirements that
46 meet or exceed the following real property appraiser
47 qualification criteria adopted on December 9, 2011 ~~February 20,~~
48 ~~2004~~, by the Appraisal Qualifications Board of the Appraisal
49 Foundation:

50 (a) Has at least 2,500 hours of experience obtained over a
51 24-month period in real property appraisal as defined by rule.

52 (b) Has successfully completed at least 200 classroom
53 hours, inclusive of examination, of approved qualifying
54 education ~~academic~~ courses in subjects related to real estate
55 appraisal, which must include a 15-hour National Uniform
56 Standards of Professional Appraisal Practice course, or its

57 equivalent, as established by rule of the board, from a
58 nationally recognized or state-recognized appraisal
59 organization, career center, accredited community college,
60 college, or university, state or federal agency or commission,
61 or proprietary real estate school that holds a permit pursuant
62 to s. 475.451. All qualifying education courses may be completed
63 through in-person classroom instruction or Internet-based
64 instruction. A classroom hour is defined as 50 minutes out of
65 each 60-minute segment. Past courses may be approved by the
66 board and substituted on an hour-for-hour basis.

67 (3) To be certified as a general appraiser, an applicant
68 must present evidence satisfactory to the board that she or he
69 has met the minimum education and experience requirements
70 prescribed by rule of the board. The board shall prescribe
71 education and experience requirements that meet or exceed the
72 following real property appraiser qualification criteria adopted
73 on December 9, 2011 ~~February 20, 2004~~, by the Appraisal
74 Qualifications Board of the Appraisal Foundation:

75 (a) Has at least 3,000 hours of experience obtained over a
76 30-month period in real property appraisal as defined by rule.

77 (b) Has successfully completed at least 300 classroom
78 hours, inclusive of examination, of approved qualifying
79 education ~~academic~~ courses in subjects related to real estate
80 appraisal, which must include a 15-hour National Uniform
81 Standards of Professional Appraisal Practice course, or its
82 equivalent, as established by rule of the board, from a
83 nationally recognized or state-recognized appraisal
84 organization, career center, accredited community college,

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85 | college, or university, state or federal agency or commission,
86 | or proprietary real estate school that holds a permit pursuant
87 | to s. 475.451. All qualifying education courses may be completed
88 | through in-person classroom instruction or Internet-based
89 | instruction. A classroom hour is defined as 50 minutes out of
90 | each 60-minute segment. Past courses may be approved by the
91 | board and substituted on an hour-for-hour basis.

92 | (4) Each applicant must furnish, under oath, a detailed
93 | statement of the experience for each year of experience she or
94 | he claims. Upon request, the applicant shall furnish to the
95 | board, for its examination, copies of appraisal reports or file
96 | memoranda to support the claim for experience. Any appraisal
97 | report or file memoranda used to support a claim for experience
98 | must be maintained by the applicant for no less than 5 years
99 | after the date of certification.

100 | (5) The board may implement the provisions of this section
101 | by rule.

102 | Section 2. This act shall take effect July 1, 2013.