

HB 2279 STAFF MEASURE SUMMARY

Carrier: Rep. Barnhart

House Committee On Revenue

Action Date: 02/28/17

Action: Do pass and rescind subsequent referral to Ways and Means.

Vote: 9-0-0-0

Yeas: 9 - Barnhart, Bentz, Buehler, Hernandez, Johnson, Marsh, Nosse, Smith G, Smith Warner

Fiscal: No fiscal impact

Revenue: No revenue impact

Prepared By: Kyle Easton, Economist

WHAT THE MEASURE DOES:

Consolidates Property Appraiser I, II and III classifications into single Property Appraiser classification. Eliminates appraiser certification and conduction of examination responsibilities for Oregon Department of Administrative Services. Requires Department of Revenue to register appraisers and to prepare, conduct and grade appraiser examinations. Requires Department of Revenue to set education and experience requirements to sit for appraiser examination. Eliminates requirement to first pass a general knowledge examination for persons who lack education and experience requirements for becoming registered appraiser.

ISSUES DISCUSSED:

- Role of county for qualifying appraisers
- Interest in maintaining what is currently working locally, especially in rural counties
- Measure relates to county and Department of Revenue (DOR) appraisers, not reflective of private sector requirements
- Original purpose of having three appraiser classifications
- Continuing education requirements of appraisers
- Reducing bifurcation between Department of Administrator Services and DOR
- DOR rules regarding requirements for being an appraiser.

EFFECT OF AMENDMENT:

No amendment.

BACKGROUND:

To qualify as a registered property appraiser under ORS 308.010, individuals must meet certain training and education criteria, then file an application and pass an exam. Exam consists of 100 multiple-choice questions that cover concepts including: general appraisal principles, surveying and mapping, vocabulary and valuation.

Required education criteria are:

1. Associate degree or higher in property appraisal, real estate technology, building construction/inspection technology, engineering or forestry technology, business administration, or a related field, or
2. Any combination of experience or education equivalent to two years in a field that would demonstrate the capacity to work as a property appraiser, or
3. Completion of a department or county-approved appraisal training program.

The appraiser trainee program is an on-the-job training program for county assessment staff. The program allows individuals to work as an appraiser trainee while training to become a registered appraiser. After passing the county property appraiser 1 exam, appraisers must complete continuing education coursework to maintain their registration. Appraisers must complete 60 credit hours in the first two calendar years after becoming registered and 30 credits every two years after that.