

**HB 2279 STAFF MEASURE SUMMARY**

**Carrier:** Sen. DeBoer

**Senate Committee On Finance and Revenue**

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**Action Date:** 04/26/17  
**Action:** Do pass.  
**Vote:** 5-0-0-0  
**Yeas:** 5 - Boquist, DeBoer, Hass, Riley, Taylor  
**Fiscal:** No fiscal impact  
**Revenue:** No revenue impact  
**Prepared By:** Kyle Easton, Economist

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**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:**

- Measure relates to property tax appraisers, measure does not affect privately licensed appraisers
- Department of Revenue (DOR) already does much of this work under a memorandum of understanding (MOU) with Department of Administrative Services (DAS)
- Eliminates certain provisions that no longer exist at DAS
- No expected change in workload for DOR as much of the work is already being done under MOU
- Whether changes in measure could/would impact quality and/or knowledge of assessors and appraisers
- Changes to testing requirements for persons lacking education and experience necessary to sit for appraisal test
- Changes being made to appraisal test intended to strengthen testing requirements
- General shortage of privately licensed residential appraisers.

**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.