

BEFORE THE REAL ESTATE APPRAISER EXAMINING BOARD  
OF THE STATE OF IOWA

IN THE MATTER OF:	)	
J. ALAN JANSSEN	)	CONSENT AGREEMENT
Certificate Number CGO1481	)	CASE NO. 98 - 16
RESPONDENT	)	

The Iowa Real Estate Appraiser Examining Board (Board) and J. Alan Janssen (Respondent) enter into the following Consent Agreement (Agreement) pursuant to Iowa Code sections 17A, 272C.3(4) (1997) and 193F Iowa Administrative Code section 8.7.

1. The Board has jurisdiction of the parties and the subject matter pursuant to Iowa Code chapters 17A, 543D, and 272C (1997).
2. The Respondent is a Certified General Real Property Appraiser. Respondent's certification is current until June 30, 2000.
3. The Board, after investigating a disciplinary complaint, has determined that this is a first offense involving the Respondent's compliance with the Uniform Standards of Professional Appraisal Practice and that a Consent Agreement pursuant to 193F – IAC 8.7 is an appropriate means of resolving the complaint.
4. By freely and voluntarily agreeing to this Consent Agreement, Respondent waives all right to a hearing and all attendant rights, including the right to appeal. Once entered, this Agreement shall have the force and effect of a disciplinary order entered following contested case hearing.
5. This Agreement shall be part of the permanent record of Respondent and shall be considered by the Board in determining the nature and severity of any disciplinary action to be imposed in the event of any future violations.
6. This Consent Agreement is public record, available for inspection and copying in accordance with the requirements of Iowa Code chapter 22 (1997).
7. Failure to comply with the provisions of this Agreement shall be grounds for disciplinary action pursuant to Iowa Code section 272C.3(2)(a) (1997) and 193F – IAC 8.7. However, no action may be taken against Respondent for violations of these provisions without an opportunity for a hearing or waiver or right to hearing.

8. This Agreement is subject to approval of the Board.

(a) If the Board fails to approve this Agreement, it shall be of no force or effect on either party, and it shall not be admissible for any purpose in further proceedings in this matter.

(b) If the Board approves this Agreement, it shall fully dispose of all issues in this case.

IT IS THEREFORE ORDERED:

9. The Respondent shall complete the following educational courses, all of which may be counted toward the continuing education requirement for certification of renewal:

(a) A minimum of thirty (30) tested hours covering the income approach, sales comparison approach and cost approach.

10. The Respondent shall, within sixty days from the date this Consent Agreement is signed, submit an educational plan to the Board for course approval.

11. The course work shall be completed by July 30, 1999. Documentation of education shall be submitted within ten days of completion.

12. The Respondent shall submit a log of all appraisal reports completed in the first six months following successful completion of the educational plan described above. The log shall be submitted seven months after the education is completed and the Board may select one or more nonresidential appraisals for review.

0/25/98  
Date

  
J. Alan Janssen, Respondent

9/2/98  
Date

  
Nancy Larson, Chair  
Iowa Real Estate Appraiser Examining Board

*Please send a specific outline of the USPAP violation*