

**Massachusetts Board of Registration of Real Estate Appraisers  
Minutes of the Board Subcommittee Meeting held June 13, 2024**

**Time: 10:30 a.m.**

**Location: Microsoft Teams**

**Members Present:**

Michael Giannelli, *Chair, Certified Residential Appraiser Member*  
Thomas Kokoliadis, *Vice Chair, Banking Member*  
Timothy McDonough, *State Licensed Appraiser/Municipal Assessor*  
Kenneth Dicks, *Certified General Appraiser Member*  
William McLaughlin, *Certified General Appraiser Member*

**Members Not Present:**

Tracy Sharkey, *Real Estate Broker Member*  
Paula Wolfe, *Certified Residential Appraiser Member*  
Matthew Jenkins, *AMC Member*

**Administrative Staff Present:**

Kristin Mitchell, *Executive Director*  
Lynn Read, *Board Counsel*

Board members, staff, and members of the public appeared by videoconference.

**I. Call to Order** – Board Chair Michael Giannelli opened the meeting at 10:45 a.m.

**II. License Application Report:** After discussion, a MOTION was made by Mr. McDonough to invite Lauren Drohosky and her supervisor in to discuss her License application for examination. The Motion was seconded by Mr. Kokoliadis and unanimously adopted by a roll call vote: Giannelli – “Yes;” Kokoliadis– “Yes;” McDonough – “Yes;” McLaughlin – “Yes.”

<u>Applicant</u>	<u>License Type</u>	<u>Last Action Taken</u>
LD	CG	Board Invite In

**III. Education Report:** A MOTION was made by Mr. McDonough to accept reviewers’ decision for Education applications. The Motion was seconded by Mr. McLaughlin and unanimously adopted by a roll call vote: Giannelli – “Yes;” Kokoliadis– “Yes;” McDonough – “Yes;” McLaughlin – “Yes.”

<u>Provider Name</u>	<u>Course Name</u>	<u>Hours</u>	<u>Type</u>	<u>ResFlag</u>	<u>AQB</u>	<u>Online</u>	<u>Recommendations</u>
MA, RI & ME Chapter of Appraisal Institute	Top 15 Takeaways from Your Colleagues’ Legal Misfortunes	3	CE	NR/R/E	No	No	Board Approved
MA, RI & ME Chapter of Appraisal Institute	Understanding LD 2003 and its Impact on Real Estate Appraisal Practices in Maine	2	CE	NR/R	No	No	Board Approved
Appraiser eLearning	2024 Val Expo Day 1	7	CE	E	No	No	Board Approved
Appraiser eLearning	2024 Val Expo Day 2	7	CE	NR/R	No	No	Board Approved
Appraiser eLearning	Fostering Diversity in the Appraisal Profession	3	CE	NR/R/E	No	No	Board Approved

**IV. Matters Not Reasonably Anticipated:** Nothing to Report

**V. Complaints and Investigative Conference, Closed Session per M.G.L. c. 112, s. 65C:**

A MOTION was made by Mr. McDonough to exit Open Session and enter Closed Investigative Conference under M.G.L. c. 112, s. 65C. The motion was seconded by Mr. Kokoliadis and unanimously adopted by the Board by a roll call vote: Giannelli – “Yes;” Kokoliadis– “Yes;” McLaughlin – “Yes;” McDonough – “Yes;” Dicks – “Yes.”

After the Investigative Conference the following was reported by the Board:

- a. Discussion of Potential Complaints from Freddie Mac:
  - i. JA – Gave Guidance to Executive Director and Board Counsel
  - ii. MC- Gave Guidance to Executive Director and Board Counsel
  - iii. PS – Gave Guidance to Executive Director and Board Counsel
  - iv. MAC- Gave Guidance to Executive Director and Board Counsel
- b. Discussion of complaints prior to the issuance of an order to show cause:
  - i. 2024-000072-IT-ENF: Dismissed
  - ii. 2024-000359-IT-ENF: Forward to Prosecutions
  - iii. 2024-000407-IT-ENF: Forward to Prosecutions

**VI. Adjourn:**

Mr. McDonough made a MOTION to adjourn the meeting at 12:06 p.m., seconded by Mr. Kokoliadis and unanimously adopted by a roll call vote: Giannelli – “Yes;” Kokoliadis– “Yes;” McLaughlin – “Yes;” McDonough – “Yes;” Dicks – “Yes.”

The above Minutes were approved at the Open Meeting  
held July 11, 2024



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Kristin Mitchell, Executive Director  
Board of Registration of Real Estate Appraisers

**List of Documents Used in Open Meeting:**

- 1. Agenda for meeting of June 13, 2024
- 2. License Application of Lauren Drohosky