



The Maryland Association of Appraisers, Inc.

The Maryland Association of Appraisers, Inc. (MAA), was founded in 1974 to promote a higher standard of professionalism in the appraisal industry and to provide a unified body representing appraisers in the political arena. It provides an opportunity to share appraisal profession information and techniques as well as build a network of associates with expertise in various regions of the state.

The Financial Institutions Reform, Recovery, and Enforcement Act of 1989 (FIRREA) resulted in an even greater need for a viable LOCAL organization, one which responds to the requirements of its membership to provide educational opportunities and a clearinghouse of industry wide information

A well established and respected organization, the Maryland Association is the largest provider of in-state educational courses in Maryland, offers Errors and Omissions Insurance, supplemental Health Insurance, and Pre-paid legal and Identity Theft Protection, sends timely broadcast e-mails on breaking news and other highly relevant topics of interest, and offers, at the State level, the voice and influence in appraisal matters that the various national organizations exert at the Federal level.

MAA has been a member of The Appraisal Foundation Advisory Council (TAFAC) to the Appraisal Qualifications and Standards Boards in Washington, D.C. (AQB, ASB) since 1993, and has served in numerous leadership positions, including Council Chair and Strategic Long Range Planning and Oversight. MAA's representative presently is a member of the Foundation's Board of Trustees, serving on the Executive Committee during her two terms and another member of our Association also completed two full terms as a Trustee. MAA is also an affiliate member of The Association of Appraiser Regulatory Officials (AARO). MAA serves, along with our Virginia counterparts, on the MRIS Appraiser Advisory Group and has actively served on various governmental consulting bodies, including the Baltimore City Task Force on Property Flipping and Predatory Lending, which reported directly to Senators Sarbanes and Mikulski. We were also designated to develop and present seminars to the non-appraiser members of the Maryland Commission of Real Estate Appraisers and Home Inspectors and to the Consumer Protection Division of the Maryland Attorney General. MAA has also given several presentations to first time homebuyers on the importance of a properly performed RE appraisal. We are a founding and principal member of the Maryland Appraisers Coalition, which maintains a continuous presence with state government in Annapolis through the well-respected lobbying firm Manis & Canning.

Recently, we have **been working together with a network of other professional state appraisal organizations and coalitions from around the country (currently 25 and growing) to make our voices and concerns heard in Washington, D.C. Our recent endeavors include Fannie Mae's "Black Listing" and other recent policy changes, including the implementation of CU that have the potential for long term unintended consequences, we responded to a request from the Federal Agencies and the Consumer Affairs Financial Protection Bureau on proposed Federal AMC regulations and commented on the issue of Dodd Frank's intent on customary and reasonable fees. Other endeavors include HUD revisions to the Appraisal Guidelines, qualification criteria, etc.** Federal Agencies deal with congress all the time and they know that signing as individual states means at least 42 senators and countless representatives, which number continues to grow as additional states combine efforts to implement change. Our joint intent going forward is to continue to weigh in with both the Federal Finance Housing Agency (FHFA) and the Consumer Financial Protection Bureau (CFPB) on other significant issues impacting the appraisal profession.

For less than the cost of a single residential appraisal,

The Maryland Association offers its members:

Professional Assistance

One of MAA's significant benefits for our members is professional assistance – answers to your specific questions regarding all aspects of your professional life, such as educational requirements, USPAP questions, and even guidance on tackling an unusual or difficult appraisal issue. We must stress that our recommendations do not constitute legal advice or influence over what The Commission's actions might be. What we will provide is advice or point you in the right direction based on our long experience dealing with the Commission, on our 20-year association with The Appraisal Foundation including its Appraisal Standards Board, Appraiser Qualifications Board, and its most recent Appraiser Practices Board, and our AQB-Certified USPAP Instructors.

There is no fee for the assistance, but it is available only to our members. Some examples of the types of questions we deal with are:

- The courses needed for advancement to one of the certified categories
- AQB change in qualifying criteria, including the new College credit requirements
- Experience and Education requirements and logs
- Appraiser trainee and mentoring requirements
- Preparation for taking one of the national credentialing examinations
- Questions on if a particular action can be performed in compliance with USPAP
- How to respond to a client request that the appraiser believes would require unethical actions
- How to respond if a complaint is filed against you
- Fannie Mae/Freddie Mac, FHA guidelines and recent changes to their UAD policies

- questions on dealing with an unusual situation in an assignment that the appraiser would like reassurance regarding how to deal with it, including accepted appraisal techniques, etc

Unified Political Voice

In addition to our joint efforts with other state organizations, we are active participants in the legislative and regulatory process to serve the needs of our members and that of our profession as a major objective. We have had a long-standing relationship with The Appraisal Foundation www.appraisalfoundation.org in Washington, DC, which by Congressional mandate sets the licensing and ethical standards for real estate appraisers nationwide. Our appointment to The Appraisal Foundation Advisory Council, with direct input to the Appraisal Standards Board (which wrote and maintains the Uniform Standards of Professional Appraisal Practice, or USPAP) and the Appraiser Qualifications Board (which establishes the minimum educational and experience requirements to be followed by the state licensing programs), was a significant achievement. In addition, MAA is a founding member of the Maryland Appraisers Coalition, comprised of the local chapters of the major professional appraiser organizations, and maintains a presence in Annapolis. We have been very active in advocating and supporting appraisal legislation and regulations to enhance the image of our profession. We work closely with members of the legislature as well as the Maryland Real Estate Appraisers Commission addressing issues such as Trainee criteria and supervision, peer review and investigation of complaints, strengthening the effectiveness of the Commission through self-funding, AMC regulation, and stronger licensing requirements.

Education

The Maryland Association is the largest approved in-state course provider in Maryland and the surrounding states for both pre-certification/licensing and continuing education and has conducted numerous classes at regular intervals since 1991. Taught by instructors with specialized knowledge and expertise, we continue to develop new and timely courses relevant to our changing profession and currently have in excess of 85 different courses approved (many are also approved for Realtor CE), covering a wide variety of subjects to meet the ever-changing educational needs of our members, including "green" valuation and UAD reporting requirements. **As a member, appraisers enjoy significant savings for their qualifying and continuing educational needs.**

Members only access to legislative updates, news, changes in requirements, FHA, VA, & GSE updates, employment opportunities, useful links, frequently asked questions, etc

E&O, Healthcare, Identity Theft, and Pre-paid Legal Services

Many of our Association members have expressed the need to have other options to secure health insurance. As we know too well, this often is a difficult task for small independent businesses and sole practitioners. Additionally, other benefits and services typically reserved for larger businesses may seem "out of the question" for small business enterprises.

MAA has made available an extensive array of healthcare, E&O, and other insurance and financial products, including identity theft and pre-paid legal services that are offered on a highly personalized level to our members. A team of experienced professionals is available to our members for a coordinated approach that will assure that, as a member, your insurance and financial needs and goals are appropriately addressed.

Partnerships with a la mode and Datamaster

One of the Maryland Association's goals is to bring our appraisers meaningful resources that will positively impact day to day business and profitability. To that end, we're excited to announce our partnerships with a la mode, one of the country's leading appraisal software companies and Datamaster, the leading data import software for residential appraisers that can save you up to 60 minutes per report.

Professional Cooperation

Is accomplished through statewide and regional networks. **Our Directors are practicing appraisers** drawn from and representing five regions throughout Maryland and the surrounding states of Delaware, Pennsylvania, West Virginia, Virginia, and D.C **and are available to our members as liaisons for their geographic areas.**

Information Dissemination - Through timely broadcast e-mails and other publications we disseminate legislative and professional news and other highly relevant topics of interest affecting appraisers at both the state and federal level.

Won't you consider joining us? Join the growing number of appraisers who wish to elevate themselves from being viewed as a trade to that of a profession. We sincerely welcome the opportunity to have you as members. Together, we can and are making a significant and positive difference!

For more information regarding membership in the Maryland Association, please E-mail our Membership Chairman, Walter Lears at wlears@verizon.net or call our offices at 443 371-7586. For your convenience, you may both **join MAA or renew your dues on-line.**

Beth Riedel, President, MAA