

# HOUSE BILL 140

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By: **Chair, Economic Matters Committee (By Request – Departmental – Labor,  
Licensing and Regulation)**

Introduced and read first time: January 18, 2017

Assigned to: Economic Matters

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Committee Report: Favorable

House action: Adopted

Read second time: February 8, 2017

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## CHAPTER \_\_\_\_\_

1 AN ACT concerning

2 **State Commission of Real Estate Appraisers, Appraisal Management**  
3 **Companies, and Home Inspectors – Supervision of Appraiser Trainees**

4 FOR the purpose of altering the qualifications for a real estate appraisal license and for a  
5 certificate for residential or general real estate appraisal to require that the  
6 applicant provide real estate appraiser services as a trainee under the supervision  
7 of only a certified appraiser; and generally relating to real estate appraisers.

8 BY repealing and reenacting, without amendments,  
9 Article – Business Occupations and Professions  
10 Section 16–302(a), (b), (c), and (d)(1) and 16–503(a) and (b)(1)  
11 Annotated Code of Maryland  
12 (2010 Replacement Volume and 2016 Supplement)

13 BY repealing and reenacting, with amendments,  
14 Article – Business Occupations and Professions  
15 Section 16–302(d)(2) and 16–503(b)(2)  
16 Annotated Code of Maryland  
17 (2010 Replacement Volume and 2016 Supplement)

18 SECTION 1. BE IT ENACTED BY THE GENERAL ASSEMBLY OF MARYLAND,  
19 That the Laws of Maryland read as follows:

20 **Article – Business Occupations and Professions**

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EXPLANATION: CAPITALS INDICATE MATTER ADDED TO EXISTING LAW.

[Brackets] indicate matter deleted from existing law.

Underlining indicates amendments to bill.

~~Strike out~~ indicates matter stricken from the bill by amendment or deleted from the law by amendment.



1 16-302.

2 (a) To qualify for a real estate appraisal license, an applicant shall be an  
3 individual who meets the requirements of this section.

4 (b) An applicant shall be of good character and reputation.

5 (c) An applicant shall be at least 18 years old.

6 (d) (1) An applicant shall satisfy the minimum real estate appraiser  
7 qualifications for licensure established under the federal Financial Institutions Reform,  
8 Recovery, and Enforcement Act of 1989.

9 (2) An applicant shall have completed at least 2,000 hours providing real  
10 estate appraiser services as a real estate appraiser trainee under the supervision of a  
11 [licensed or] certified appraiser.

12 16-503.

13 (a) To qualify for a certificate for residential or general real estate appraisal, an  
14 applicant shall be an individual who meets the requirements of this section.

15 (b) (1) An applicant shall:

16 (i) be of good character and reputation;

17 (ii) be at least 18 years old; and

18 (iii) satisfy the minimum real estate appraiser qualifications for  
19 residential certification or general certification, as appropriate, established under the  
20 federal Financial Institutions Reform, Recovery, and Enforcement Act of 1989.

21 (2) An applicant shall have completed at least 2,000 hours providing real  
22 estate appraiser services as a real estate appraiser trainee under the supervision of a  
23 [licensed or] certified appraiser.

24 SECTION 2. AND BE IT FURTHER ENACTED, That this Act shall take effect  
25 October 1, 2017.