

SESSION OF 2014

SUPPLEMENTAL NOTE ON SENATE BILL NO. 352

As Recommended by Senate Committee on
Federal and State Affairs

Brief*

SB 352 would authorize the Kansas Real Estate Appraisal Board to begin fingerprinting certain individuals seeking licenses. Specifically, the Board, in order to perform state and national criminal history records checks, may require individuals to be fingerprinted, including:

- Any individual seeking an original license or certification; licensure by reciprocity or endorsement; or renewal of a license or certification; or
- A currently licensed or certified individual, if necessary, to investigate a complaint, or if required by the Appraisal Subcommittee.

The bill also would amend a provision requiring that a state certified or licensed appraiser must comply with professional appraisal practice pursuant to federal law. The bill would add a reference to the 2014-2015 edition of such federal standards and would authorize the Board to adopt rules and regulations specifying any subsequent editions as changes are made in the standards.

Background

The Executive Director of the Kansas Real Estate Appraisal Board spoke in favor of the bill that was requested

*Supplemental notes are prepared by the Legislative Research Department and do not express legislative intent. The supplemental note and fiscal note for this bill may be accessed on the Internet at <http://www.kslegislature.org>

by the Board. It was noted that pursuant to new federal standards, if a state licensing agency does not begin fingerprinting and performing criminal background checks on new license applicants by January 1, 2015, the Board (the state licensing agency) would be out of compliance with the new federal requirements, and anyone issued a new license in Kansas after January 1, 2015, would not be able to perform any appraisals involving federally-related housing transactions.

The executive director noted that the bill is necessary in order to comply with the new federal requirements adopted by the Appraiser Qualifications Board (AQB) and the Appraisal Subcommittee (ASC) of the Federal Financial Institutions Examination Council, both of which have authority over state appraisers' licensing and qualifications.

No other conferees appeared before the Senate Committee on Federal and State Affairs regarding this bill.

The fiscal note indicated that all new fees for fingerprinting and criminal history checks would be paid by the license applicants directly to the Kansas Bureau of Investigation (KBI), and the Real Estate Appraisal Board stated that the bill would have no net fiscal effect on the agency. The KBI was unable to estimate the fiscal effect that passage of the bill would have on the agency, according to the fiscal note.