
THE GENERAL ASSEMBLY OF PENNSYLVANIA

SENATE BILL

No. 491 Session of
2019

INTRODUCED BY J. WARD, HUTCHINSON, MARTIN, SCHWANK AND KEARNEY,
APRIL 5, 2019

REFERRED TO CONSUMER PROTECTION AND PROFESSIONAL LICENSURE,
APRIL 5, 2019

AN ACT

1 Amending the act of July 10, 1990 (P.L.404, No.98), entitled "An
2 act providing for the certification of real estate
3 appraisers; specifying requirements for certification;
4 providing for sanctions and penalties; and making an
5 appropriation," further providing for definitions and for
6 State Board of Certified Real Estate Appraisers.

7 The General Assembly of the Commonwealth of Pennsylvania
8 hereby enacts as follows:

9 Section 1. Section 2 of the act of July 10, 1990 (P.L.404,
10 No.98), known as the Real Estate Appraisers Certification Act,
11 is amended by adding definitions to read:

12 Section 2. Definitions.

13 The following words and phrases when used in this act shall
14 have the meanings given to them in this section unless the
15 context clearly indicates otherwise:

16 * * *

17 "Certified Pennsylvania evaluator." A person who holds a
18 current valid certificate issued under the act of April 16, 1992
19 (P.L.155, No.28), known as the Assessors Certification Act.

1 "Professional member." A certified Pennsylvania evaluator or
2 a State-certified real estate appraiser.

3 * * *

4 Section 2. Section 4(a) and (b) of the act are amended and
5 the section is amended by adding a subsection to read:

6 Section 4. State Board of Certified Real Estate Appraisers.

7 (a) Creation.--There is hereby created the State Board of
8 Certified Real Estate Appraisers as a departmental
9 administrative board in the Department of State. The board shall
10 consist of the following members:

11 (1) The Secretary of the Commonwealth or a designee.

12 (2) The Attorney General or a designee.

13 (3) The Secretary of Banking or a designee.

14 (4) [~~Eight~~] Ten members who are citizens of the United
15 States and who have been residents of this Commonwealth for a
16 two-year period immediately prior to appointment[, ~~two of~~
17 ~~whom shall be public members and six~~]. Six of [~~whom~~] the
18 members shall be [persons who are] State-certified real
19 estate appraisers[.], two of the members shall be certified
20 Pennsylvania evaluators and two of the members shall be
21 public members. Nothing in this paragraph shall prohibit the
22 appointment of a professional member who is a certified
23 Pennsylvania evaluator and also a State-certified real estate
24 appraiser, except that the appointment shall specify in which
25 capacity the member is being appointed.

26 (b) Term of office.--The professional and public members
27 shall serve four-year terms, except as provided in subsection
28 (c) or (c.1), and shall be appointed by the Governor by and with
29 the advice and consent of a majority of the members elected to
30 the Senate.

1 * * *

2 (c.1) Initial appointments of certified Pennsylvania
3 evaluators.--Within 90 days of the effective date of this
4 subsection, the Governor shall nominate one certified
5 Pennsylvania evaluator to serve a two-year term and one
6 certified Pennsylvania evaluator to serve a four-year term.

7 * * *

8 Section 3. This act shall take effect in 60 days.