NEW LICENSING REQUIREMENTS FOR REAL PROPERTY APPRAISERS
&
UPGRADE APPLICANTS

In December 2011, The Appraiser Qualifications Board (AQB) of the Appraisal Foundation adopted changes to the real property appraiser qualifications criteria that will become **effective January 1, 2015**. The requirements individuals must meet in order to become a licensed or certified appraiser will change significantly. The changes include increased requirements for college level education and experience.

The manner in which the Hawaii Real Estate Appraiser Program will implement the new criteria is important to understand.

For all initial and license applications and upgrade applications received on or after January 1, 2015, applicants must meet all components (education, experience, and examination) of the new requirements (see table).

Initial or upgrade applications received on or before December 31, 2014 will be reviewed based on current licensing requirements. Applications must include all necessary documentation, fulfillment of all education, experience and exam requirements and payment of the application fee to be complete. Any application received on or before December 31, 2014 that is not complete including all additional documentation requested by staff will be considered not received. **For this reason we strongly suggest applications be submitted prior to December 1, 2014 to give the applicant sufficient time to cure any deficiencies that may be found by Professional & Vocational Licensing staff.**

The following dates are critical for deciding whether an applicant can receive a license under the current criteria **or** must meet the new criteria requirements.

State Licensed Appraiser and Certified Residential Appraiser Candidates
Only those individuals who begin logging experience on or before January 1, 2013 can meet the current twenty-four month requirement for experience.
(24 months prior to January 1, 2015)

Certified General Appraiser Candidates
Only those individuals who begin logging experience on or before July 1, 2012 can meet the current thirty month requirement for experience. (30 months prior to January 1, 2015)

Please be advised that the Hawaii Real Estate Advisory Committee starts counting the experience requirement from the date of the first appraisal and **not the date you were hired or began employment.**

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Initial and Upgrade applications received on or after January 1, 2015 will be required to meet the new requirements as follows:

Hawaii License Levels	College Level Requirements
State Licensed Appraiser (SLA)	Associates Degree or higher* (Currently none)
Certified Residential Appraiser (CRA)	Bachelors Degree or higher (Currently Associates Degree or in lieu of college credits)
Certified General Appraiser (CGA)	Bachelors Degree or higher (Status quo)

*In lieu of the Associate Degree, an applicant can complete 30 college semester credits in courses covering specific subject matters: English Composition; Principles of Economics (Micro or Macro); Finance, Algebra, Geometry or higher mathematics); Statistics; Introduction to Computers; and Business or Real Estate Law.

Supervising Appraiser - Under the new criteria, individuals gaining experience must be supervised by a certified licensed level appraiser (CRA or CGA). Supervising appraisers cannot supervise more than three trainees at a time. A supervising appraiser must be in good standing and not subject to any disciplinary action within the last three years that affects the supervising appraiser's eligibility to engage in appraisal practice. The supervising appraiser must be state certified for a minimum of three years prior to being eligible to become a supervising appraiser.

Effective January 1, 2015, all supervising appraisers will be required to have completed a specific course for supervising trainees. This course will be oriented toward the requirements and responsibilities of supervisory appraisers. Any experience accrued after January 1, 2015 where the supervising appraiser has not completed the course would be ineligible for experience credit.

Background Checks - Effective January 1, 2015, all candidates for a real property appraiser credential must undergo a background check.

National Examination - All education and experience must be completed prior to taking the National Examination.

Print Form

This material can be made available for individuals with special needs. Please call the Licensing Branch Manager at (808) 586-3000 to submit your request.