

Senate Executive Departments and Administration Committee

Ben Mickens 271-1403

HB 1310, relative to state licensed or certified real estate appraisers.

Hearing Date: March 4, 2026

Time Opened: 9:51 a.m.

Time Closed: 9:59 a.m.

Members of the Committee Present: Senators Pearl, McGough, Gannon and Reardon

Members of the Committee Absent : Senator Altschiller

Bill Analysis: This bill:

I. Amends the standard for which New Hampshire certified appraisers can serve as supervisors for apprentice real estate appraisers, and limits how much continuing education for applicants for relicensing or recertification can be as a student in certain educational processes and programs approved by the board.

II. Allows for the issuance of a temporary license or certificate for individuals licensed or certified in another state.

Sponsors:

Rep. Grote

Rep. C. McGuire

Rep. Layon

Who supports the bill: Cory Stone

Who opposes the bill: No one.

Who is neutral on the bill: Director Deanna Jurius (OPLC)

Summary of testimony presented in support:

Representative Carol McGuire

- Representative McGuire explained that this bill has been requested by OPLC.
- Representative McGuire stated that HB 1160 edits the standards for supervising of apprentice real estate apprentices.
- She added that HB 1160 limits the amount of continuing education needed for relicensing.

Summary of testimony presented in opposition: None.

Neutral Information Presented:

Deanna Jurius of the Office of Professional Licensure and Certification:

- Ms. Jurius explained that there is a proposed amendment to respond to a federal audit requiring that this licensure be specific to the appraisers in the relevant statute.
- Ms. Jurius stated that the office is remaining in rule as they are complying with federal law.

Senator Reardon asked if this would only apply to disciplinary action in the current statute.

Director Jurius responded by stating it might theoretically be for disciplinary action under any licensure, not just real estate appraisal.

Senator Reardon followed up asking if an apprentice appraiser would not have been previously subject to this jurisdiction,

Director Jurius responded that this is possible.

Senator Reardon asked if it would be wise for the language to say any discipline in any licensure.

Director Jurius responded that she is unaware if there are sections in the statute to clarify this concern, however could investigate further.

Senator Reardon asked for clarification if there is a possibility that an apprentice would not have been subject under this jurisdiction.

Director Jurius responded that it is possible there was a discipline in another state where the apprentice left.

Senator Pearl asked what standards the certified appraisers who are supervising are held to.

Director Jurius responded that in the application process there are questions related to disciplinary history. She added that if a small fine has been issued and paid in the past OPLC does not prohibit them from working.

Senator Pearl asked if Ms. Jurius is aware of any situation where a certified appraiser could have been participating in unwarranted behavior prior to their certification.

Director Jurius responded that she has not seen any of those situations arise and added that this legislation is not responsive to any previous incident.

BM

Date Hearing Report completed: March 6, 2026