

President's Message



Russel H. Babbitz, MAI, SRA
2016 SCCAI President

Every organization requires a plan and goals for the future. This year we began organizing a Next Generation group to galvanize newer appraisers to meet with each other socially and interface with mentors who would provide professional information and guidance. We continue to strengthen our primary programs each year; the market trend seminars and litigation seminar. The volunteers that organize these events cannot be thanked enough. A primary concern of mine is keeping our operations in the black, this takes discipline and our Executive Director, Linda Zimmer, is tireless in this respect. I will be working with a committee next year on other ways to bring in funds for the benefit of improved seminars and keeping our budget positive.

During my recent visit to Charlotte, North Carolina for the Regional Meetings and for AI Connect I was encouraged by our members that made the trip. While there we re-connected with friends we met at other regional meetings, LDAC and national meetings in Chicago. As one of the largest chapters our impact on the National organization will only occur if we take part in National committees and governance. At each of

these meetings we talk issues with other California, Arizona, Hawaii and Nevada members. I am all too aware that working for any change requires coalition and consensus building.

My hope is that with planning and some strategic moves someone from our chapter can reach the National Presidency in the next ten years. The last chapter leader to accomplish this goal was Burt Thornton, MAI back in 1999. This goal is important to us for a number of reasons. We need to be involved nationally because these contacts bring us ideas and telegraph our ideas back. National impacts us professionally and influences legislation through lobbying. Also, to generate interest in our chapter locally we would benefit from a greater national presence. There are strong undercurrents occurring in the appraisal business which are impacting us all, if we want to have influence we need contacts and influence nationally. It is true that the process can be frustrating but compromise and the exchange of ideas is never easy. I encourage your involvement with national committees and our own local organization. You can never know how valuable it can be to make new friendships and contacts and the influence these can have on your future.

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SCCAI Website
www.sccai.org

**2017 Courses Coming
Soon**
**Check the website for
updates**
SCCAI.org



**Barry J. Alperin, MAI, AI-GRS, ASA-ARP, ARM
to be honored at 2016 Heritage Night**

October 19, 2016

At the Rio Hondo Country Club in Downey

Barry was born into a family involved in investment real estate. He grew up in Southern California in the Valley, until the 1960's when he moved to the West Side. He studied ROTC at the Army Navy Academy before marriage and started his real estate education at LA Valley College and UCLA. Upon request to the draft board in 1968 for a leave of absence out of the country from his studies for his honeymoon, Barry received a classification of 1-A and was immediately drafted. After training for artillery in Oklahoma, Barry was sent to Vietnam where, in his own words, he was in combat for five minutes before receiving a change of orders and temporary duty reassignment to an English Language School in the Recreation and Relaxation city of Vũng Tàu.

During this time, Barry also held two civilian part-time jobs and was able to send his military pay home to his new wife while still enjoying a lifestyle that included an air conditioned jeep, pressed uniforms, and going to the beach. Upon discharge from the Army, Barry was hired on with Home Savings as a residential appraiser in 1969. Barry joined the Appraisal Institute in 1973, and continued his education in personal and professional development.

Barry's appraisal career continued with positions at American Savings, Progressive Savings, Home Federal Savings, Imperial Bank and as Chief Appraiser at Southern California Savings & Loan following the Savings and Loan crisis. He was then hired by Arthur Anderson for his expertise with SoCal Savings where he joined the American Society of Appraisers and earned the ASA-RP designation in 1987 and SRPA designation in 1989. Barry started Alperin Appraisal where he built a reputation for taking on difficult assignments covering many aspects of real estate, including appraisal, business valuation, management, litigation, and consultation. Barry earned the MAI designation in 1992 and has experience preparing appraisals and reviews of property in twenty-seven states, Mexico, Canada and the Virgin Islands. on a national basis, including individual and multiple-location properties, special purpose and contaminated sites, business tangibles, intangibles, and financial interests. His consulting assignments included purchase investigations of banks and savings and loan associations in six states, loan and portfolio analyses, management evaluations, identification and analysis of appraisal companies for acquisition, information systems design for a national appraisal company, and design and implementation of training programs.

Barry met his wife Amelia in 1979 at a Dale Carnegie course, in which he was learning to listen, and she was a graduate assistant. They married in 1982 and have three children, six grandchildren, and one dog. Barry and Amelia have enjoyed being season ticket holders to the Los Angeles Dodgers for 25 years.

Barry has served as teacher and mentor to countless appraisers and cites his SoCal savings days as an informal Chief appraisers' workshop to many who went on to earn designations and become chief appraisers at other institutions. Barry has tirelessly continued to serve both the Appraisal Institute and the American Society of Appraisers in numerous leadership positions including for ASA, the Past Chairs and Vice-Chairs of California Chapter, International Appraisal Review and Management Committee; Los Angeles Chapter Real Property Committee; Los Angeles Chapter Appraisal Review and Management Committee; and serving on the International Real Property Committee; and for the Appraisal Institute, Past Presidents of the Southern California Chapter, Pacific Chapter, and Inland Southern California Chapter.

As part of his mission to mentor, improve, and develop other professionals, Barry has served as a course developer, instructor, speaker, and author. Among others, Barry organized the Pacific Chapter's "Ask the Regulators" forum in 2000; wrote the influential article on verification of data, "Verifying damaged property transactions" that was published as part of the collection "Valuation 2000: Papers and proceedings" from a joint conference of the Appraisal Institute, the American Society of Appraisers and the American Society of Farm Managers and Rural Appraisers. Barry co-authored the Text "Industry in Crisis, Reengineering your appraisal career" published by Marshall & Swift in 1996; and was a featured topic of the March 2007 SCCAI newsletter in "The Man Behind the Mustache." More recently, Barry developed and instructed an ASA course on the Appraisal Review and Management process as well as the Alliance for Valuation Education's course "Understanding and Using Comparable Transactions." Barry was recognized in August 2012 as the Appraisal Institute's "Volunteer of Distinction" for Region VII.

Barry J. Alperin, MAI, AI-GRS, ASA-ARP, ARM to be honored at 2016 Heritage Night...cont

Throughout his career, Barry has continued with his own personal growth and professional development. The most recent designation he earned was the AI-GRS in 2015 after over 40 years as a review appraiser. His other designations include the MAI, ASA-RP, and ASA-ARM. Although Barry has announced his intent to retire and takes great pleasure from his family, he can't help accepting interesting and challenging assignments to continue his work in helping others and further the profession.

You are personally invited to join in this very special evening. Please mark your calendar as we honor Barry J. Alperin, MAI, AI-GRS, ASA-RP, ARM on Wednesday evening, October 19, 2016 at the Rio Hondo Country Club in Downey. Please join your colleagues, past Chapter Presidents and retired members for this very special evening.

This is an opportunity for the membership to express our appreciation to Barry for the significant contributions that he has made to our Chapter, the Institute and the appraisal profession. We look forward to seeing you there.

Sincerely,

Karen G. Davidson, MAI
2016 Heritage Night Chair
2006 SCCAI Chapter President

Registration for Heritage Night is now open on the Chapter Website.

Members may bring a non-AI member guest for a reduced price. Follow the link below for more information and to register.

<http://www.sccai.org/wp-content/uploads/2016/HeritageNight/Barry-J.-Alperin-MAI-AI-GRS-to-be-honoree-at-2016-Heritage-Night.pdf>

Leadership Resource Registry Submission

Deadline Approaching

Time is running out for submissions into the 2017 National Leadership Resource Registry! In order to be considered for national committees, you must express your interests in the Registry by Sept. 2. To access the Registry, click [here](#) then log on to the AI website.

If you submitted your interests into the Registry last year and there are no changes to your preferences, you will need to log into the Registry and check a box to have your interests moved into the 2017 Registry. You also can log in and make changes or express new interests.

If you would like to develop your skills further before serving on a national committee, please consider joining a panel in your area of interest. Groups are appointed from panels to study specific topics for committee review. Joining a panel enables you to commit to a shorter time of service, which is good preparation for the hours demanded for committee service.

We thank you in advance for using the Registry to indicate your preferences. We look forward to a strong response, which will help broaden the base of participation in the organization and serve as a source of new ideas and growth.

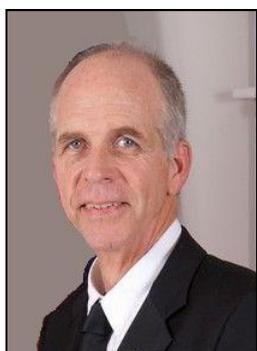
The deadline for the Leadership Resource Registry is **Sept. 2**.

If you have questions or need assistance completing the Registry, please contact [Rachael Georges](#).

Northwestern Branch

The Northwestern Branch represents and serves appraisers from West and North Los Angeles County and Ventura and Santa Barbara Counties

Tupper W. Lienke, MAI - 2016 SCCAI Northwestern Branch Chair



Tupper W. Lienke, MAI
Chair



Robert Jordan, MAI
Vice Chair



Loy Spears, MAI, SRA
1st Advisor



J.P. LoMonaco, MAI
2nd Advisor



Adam Dembowitz, MAI
3rd Advisor

The Northwestern Branch of the Southern California Chapter of the Appraisal Institute holds bi-monthly breakfast meetings at the Spitfire Grill restaurant, 3300 Airport Avenue in Santa Monica, near the Santa Monica Airport, generally on the third Thursday of the month. We invite you to meet with us on these mornings to hear talks about real estate trends and other important information concerning the appraisal of real property in Southern California.

We give our heartfelt thanks to Doug Nason, Senior VP of Wells Fargo Bank, for his informative talk about [Current Issues in Review Appraisal](#) at our last breakfast meeting!



Tupper Lienke, Wendy Walker (former President of the Minnesota Northstar AI Chapter), Doug Nason (featured speaker from Wells Fargo Bank), Myung Cha (Chief Appraiser, Hanmi Bank), Jessica Park (Hanmi Bank), Casey Merrill (Colliers International and incoming Secretary for SCCAI), Casey Crow, and Ted Hunter

On September 15th, at 7:30 AM, Michele Kaufman, MAI, Executive Managing Director – Valuation & Advisory – Practice Group Leader | Multifamily at Cushman & Wakefield of Western, Inc. will speak at the breakfast meeting about [Affordable Housing in Southern California](#). She will talk about the crises of housing affordability and that the explosion in market rate housing is not keeping pace with demand, the single family housing market has failed to return, and that moderate and low-income households are being squeezed like never before. She will examine the macro level trends pushing demand, the barriers to entry for creating truly affordable housing, and attempts at finding solutions by both government agencies, non-profit housing providers and profit-driven developers.

Ms. Kauffman is the Southern California Regional Manager, and is a co-leader of the national Multifamily Practice Group. Based in Los Angeles, the central focus of her work is the valuation of development sites and residential and special purpose properties. Ms. Kauffman specializes in projects with unique land planning and entitlement issues. She also advises clients on highest and best use issues and prepares market studies and feasibility analysis for land investment opportunities. Since 1999, her focus has been on urban infill development in Southern California. Central to her practice is the valuation of Low Income Housing, New Market and Historic Preservation Tax Credits, bond financed properties, affordable housing, SROs and student housing.

Southern Branch

The Southern Branch represents and serves appraisers from Orange County and Long Beach
John Penner, MAI - 2016 SCCAI Southern Branch Chair



John Penner, MAI
Chair



Michelle B. Rogers, SRA
1st Advisor



Michael J. Tidwell, III, SRA
2nd Advisor



Robert M. Contant, Jr., MAI
3rd Advisor



Building Measurement & Standards

On Thursday, September 8th, 2016 the Southern Branch will have the pleasure of having Peter Stevenson of Stevenson Systems as our speaker. Our meeting will be held at 6:00 PM at the Back Bay Conference Center – 3415 Michelson Drive, Irvine. Come and hear about how to measure both residential and commercial structures. This lively discussion will show the critical importance of proper building measurement and how measurement standards can change the value, income and operations of real estate. Peter Stevenson will share a high level look on how the new BOMA Office Standard and the introduction of the International Property Measurement Standards (IPMS) will affect commercial real estate financial institutions, owners and managers. Come prepared to learn valuable techniques the CRE industry is using to unlock hidden value in their assets through the proper application of measurement standards.

BIO - Peter Stevenson, Stevenson Systems

Peter Stevenson brings an extensive 35 years of experience working with some of the largest real estate owners, developers and managers of throughout North America, Europe and Middle East. Over the course of his professional career, Peter has distinguished himself as being the originator and active practitioner for the business of space accounting. To date, Peter has been directly involved in over a billion square feet of commercial real estate of various sizes, types, and uses.

In 1985, Peter developed and introduced the real estate's first comprehensive system for measuring and managing building square footage for commercial real estate called 'Computer Assisted Real Estate Management' (CAREM). From that point, he has guided his company Stevenson Systems Inc., for the past 30 years to be the premier commercial real estate building measurement and space accounting firm. Peter has developed and established many of the familiar systems, practices and processes now used throughout the real estate industry to account for measured square footage and other measurements or calculation metrics used in leasing, sales and operations of commercial real estate. In practice, his expertise is widely sought after by financial institutions, property and facilities management companies, real estate brokerage firms, legal firms and tenants who consider Stevenson System the industries "gold standard" of building metrics and measurement.

It is with this vast experience that Peter has contributed his knowledge and resources to the science of building measurement and measurement standards including the Building Owners and Managers Association (BOMA) Standards and the International Property Measurement Standards (IPMS). His concepts and direction have shaped the BOMA Standards development in the measuring of buildings and structures since 1985. Peter continues to be directly involved in authoring all BOMA Standards and all IPMS Standards as a member of the standard setting committee for both organizations.

Peter graduated from Brigham Young University (1973), with subsequent post-graduate work in the field of real estate finance and marketing at the University of California, Los Angeles (1977-78). Peter resides in Laguna Beach, CA.

Eastern Branch

The Eastern Branch represents and serves appraisers from East Los Angeles County (excluding Long Beach) and Riverside and San Bernardino Counties

Jennifer Hsu, MAI - 2016 SCCAI Eastern Branch Chair



Jennifer Hsu, MAI
Chair



Ernesto Lopez, MAI, AI-GRS
Vice Chair



Alexander Liu
1st Advisor



William E. Jones, MAI, AI-GRS
3rd Advisor

The Eastern Branch hosted the second Next Gen Mixer in July at the Aka Bistro in Pasadena. It was a true mixer in the sense of drawing both young professionals and mentors alike. Great conversations were made and a formal committee for the Next Gen was created. In addition, nomination for the vacant 3rd Advisor position was fulfilled and Charles Thomas has been officially voted in. The next branch meeting is in planning, with more detail in the near future!



CALLING ALL CANDIDATES !

2016 MAI CAPSTONE CLASS Schedule

Registration for the 2016 Capstone is now open. See schedule below.

Capstone Location	Webinar #1	Webinar #2	Classroom Dates
New York, NY	Sep 23, 2016	Oct 18, 2016	Nov 7 - 13, 2016
Charlotte, NC	Sep 23, 2016	Oct 18, 2016	Nov 7 - 13, 2016
Pittsburgh, PA	Sep 23, 2016	Oct 18, 2016	Nov 7 - 13, 2016

Location	Materials Released	Webinar #1	Webinar #2	Classroom
Las Vegas, NV	Dec 16, 2016	Jan 6, 2017	Jan 31, 2017	Feb 20-26, 2017
Synchronous	Dec 16, 2016	Jan 6, 2017	Jan 31, 2017	Feb 20-26, 2017
Chicago, IL	Feb 17, 2017	Mar 10, 2017	Apr 4, 2017	Apr 24-30, 2017
Ft. Lauderdale, FL	Feb 17, 2017	Mar 10, 2017	Apr 4, 2017	Apr 24-30, 2017
St. Paul, MN	May 5, 2017	May 26, 2017	Jun 20, 2017	Jul 10 - 16, 2017
Synchronous	May 5, 2017	May 26, 2017	Jun 20, 2017	Jul 10 - 16, 2017
Washington, DC	Jul 7, 2017	Jul 28, 2017	Aug 22, 2017	Sep 11 - 17, 2017
Portland, OR	Jul 7, 2017	Jul 28, 2017	Aug 22, 2017	Sep 11 - 17, 2017
San Antonio, TX	Sep 1, 2017	Sep 22, 2017	Oct 17, 2017	Nov 6 - 12, 2017
Synchronous	Sep 1, 2017	Sep 22, 2017	Oct 17, 2017	Nov 6 - 12, 2017

FOR ALL SCCAI CANDIDATES

Scholarships are Available for the Capstone Course

Scholarships are Available for AI Designation Classes being offered online

Scholarships are Available for AI Designation Classes being offered by other Chapters

ALL Designations.....MAI, SRA, AI-GRS, and AI-RRS

Mason—Thornton Scholarship information and application is available
on the Chapter Website: www.sccai.org

Comprehensive Exam Prep

Gary DeWeese, MAI, and an instructor for the Appraisal Institute for more than 20 years, is offering his Comp Exam prep material for sale. These materials are the same as presented in his live webinars.

The cost is \$300 for the Income, \$150 for the Sales, \$150 for the Cost/HBU and \$150 for the General module material. If you purchase the first 3 modules, the General module material is free. The material is based on multiple choice type problems with detailed solutions illustrated. The material is electronically delivered the same day as ordered.

For more information about the material, to read student reviews, and learn how to order go to www.garydeweese.com or contact Gary directly at garydeweese@comcast.net or 925-216-8751.

The materials were developed by Gary DeWeese and are not sponsored or endorsed by the Appraisal Institute

Southern California Chapter's Candidate Receives Appraisal Institute Education Trust (AIET) Candidate for Designation Scholarship

Congratulations to candidate for designation Jared DeCamp on being awarded the Appraisal Institute Education Trust Candidate for Designation Scholarship. Jared is a Senior Analyst for Integra Realty Resources—Los Angeles.

The AIET Candidate for Designation Scholarship is awarded to candidates to cover tuition for all advanced level education. The AI Education Trust also offers the AIET AI Designation Course Scholarship, the AIET Minorities & Women Course Scholarship, and several college scholarships.

For more information on AIET and the scholarships available, please visit <http://www.aiedtrust.org/>

Meet Our Newly Designated Members



Linas Venckus, MAI
 Buckner J. Harris, MAI
 Daniel D. Provencio, MAI
 Lisa M. Kimbro, MAI, AI-GRS
 Marcella N. Pardo, MAI, AI-GRS
 Larry H. Johnson, MAI
 Nancy Summers, MAI
 Lynn A. Dordahl, SRA
 Kathleen T. Wing, MAI
 Russell B. Tiv, MAI
 Loy L. Spears, MAI, SRA
 Gazelle Raye Wichner, MAI
 Daniel Lee, AI-GRS
 Luis E. Lobos, MAI



The MAI designation is held by individuals who are experienced in the valuation and evaluation of commercial, industrial, residential and other types of properties, and who advise clients on real estate investment decisions. To pursue MAI Designated membership, one must be a general Candidate for Designation.

The SRA designation is held by individuals who are experienced in the analysis and valuation of residential real property. To pursue SRA Designated membership, one must be a residential Candidate for Designation.

The AI-GRS designation is a new designation program aimed at providing professional general reviewers with the knowledge and skills needed to satisfy issues related to due diligence and risk management often requested by their employers and clients.

The AI-RRS designation is a new designation program aimed at providing professional residential reviewers with the knowledge and skills needed to satisfy issues related to due diligence and risk management often requested by their employers and clients.



Education Committee Report

By Bryan Vick, MAI

2016 SCCAI Education Committee Chair

Among the many benefits of the Southern California Chapter, is the role our Chapter takes in putting on special events to promote our profession. These Chapter developed events are also important to the financial success of our chapter. In addition to providing our members and candidates with needed hours for continuing education, the LA/OC Market Trends, Inland Empire Market Trends, Annual Summer Conference, and Annual Litigation Seminars provide unique access to industry leaders and often provide feedback from key users of our products including real estate brokerage, lending, litigation, and Eminent Domain. We are very proud of our long history of providing relevant, timely events and seminars for our members and candidates. These annual events also provide great networking opportunities for our members and candidates. The Education Committee extends a special thanks to the volunteers who put these quality events together on behalf of our chapter. We encourage you to support the Chapter by making a commitment to make time in your schedules to attend our Chapter Sponsored and Developed events as part of your continuing education.

Last month, the Chapter held its annual Summer Conference on July 12th. It was another quality and well attended event with 119 in attendance. Special thanks goes out Eric Garfield, Bob Dietrich, and Charles Baker for the fantastic work organizing and moderating the excellent panels throughout the day. We also want to thank co-chair Allen Greer for his contributions in planning the event and serving as a moderator. Special thanks also go out to our Chapter President Russ Babbitz for securing and moderating the timely Resiliency by Design Panel, which deals with the City of Los Angeles's recently adopted Earthquake Retrofit Ordinance. We also want to recognize the help and contributions of Michelle Rogers and Linda Whittlesey. These events are never easy to put on and your dedication and work put in should not be underestimated or go unnoticed. Thank you again for making this happen for the Chapter.

Litigation Seminar (November 3) - We are pleased to announce that the Annual Litigation Seminar is close to being finalized and will be open for registration very soon. Look for an announcement from the Chapter very shortly.

Ventura/Santa Barbara Market Trends (February 2017) - The Ventura/Santa Barbara Market Trends Seminar will be back and is anticipated for early **February 2017**. Event chairs Jennifer Heath, SRA, Peter Crane, MAI, Thomas Molinari, SRA and J.J. Gobbell, MAI have teamed together and have already assembled an impressive line-up of speakers. Stay tuned for future announcements...

Upcoming courses and seminars in the coming month are highlighted below:

Litigation Appraising - Specialized Topics and Applications (August 25 & 26) - Only a few seats left!

Introduction to Green Buildings: Principals and Concepts (September 13) - This one day introductory class is the first course in the AI Valuation of Sustainable Building Professional Development Program. For more information: <http://www.appraisalinstitute.org/education/your-career/professional-development-programs/#Valuation of Sustainable Buildings>.

**Northwestern Branch Presents
Next Generation Mixer**

Come to the first ever Next Gen Mixer on Thursday September 29th from 6:00 to 8:00 PM at B. S. Taqueria in Los Angeles, CA. Enjoy the free appetizers and get to know the newest Members and Candidates of the Southern California Chapter of the Appraisal Institute! Next Gen is a new effort by the Chapter to promote a social environment where young professionals in real estate appraisal can meet and get to know one another better. You don't want to miss this! Experienced appraisers are welcome as well. Come enjoy the great food and camaraderie!

Click [HERE](#) to register



Free Appetizers!

B.S. TAQUERIA

**Thursday,
Sept. 29th
6:00-8:00PM
514 W. 7th Street
Los Angeles, CA
90014**



SCCAI 2016 CALENDAR

DATE(S)	COURSE / SEMINAR	LOCATION
August 25-26, 2016	Litigation Appraising: Specialized Topics and Applications	La Palma, CA
September 8, 2016	SOUTHERN BRANCH DINNER MEETING "Building Measurement & Standards"	Irvine, CA
September 13, 2016	Introduction to Green Buildings: Principles & Concepts	La Palma, CA
September 15, 2016	NORTHWESTERN BRANCH BREAKFAST MEETING Affordable Housing in Southern California	Santa Monica, CA
September 22-28, 2016	Advanced Concepts & Case Studies	Ontario, CA
September 29, 2016	NORTHWESTERN BRANCH PRESENTS Next Generation Mixer	Los Angeles, CA
October 10-14, 2016	Review Case Studies-General	La Palma, CA
October 12, 2016	7-Hour National USPAP Update Course	Burbank, CA
October 26, 2016	Supervisory Appraiser/Trainee Appraiser Course	Ontario, CA
November 15, 2016	Business Practices and Ethics	Costa Mesa, CA

The Southern California Chapter's Mason - Thornton Scholarship Program

The Mason - Thornton Scholarship Fund is a Trust Fund sponsored and managed by the Southern California Chapter of the Appraisal Institute. The sole purpose of the Fund is the awarding of financial scholarships to Designated Members and Candidates in good standing for courses presented by the Appraisal Institute leading to a professional designation in the Appraisal Institute.

[Application and Information](#)

Classes eligible for scholarships are listed on the application.

Please call us at the Chapter Office if you have questions. (818) 957-5111

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