



## Southern California Chapter

# Your 4th Quarter 2017 News & Updates

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## President's Letter

Bradford Thompson, MAI, AI-GRS, SR/WA

SCCAI 2017 President



## Greetings, Welcome to the Fourth Quarter SCCAI Chapter Newsletter

Happy Holidays, welcome to the Fourth Quarter SCCAI Chapter Newsletter. Hopefully we can all reflect upon what we have achieved over the previous 12 months, while recognizing the hardships imposed by the historic wildfires that continue to impact both Northern and Southern California.

It feels like my year at the helm just started and the 2017 Installation Banquet took place last week. Almost a year ago the SCCAI Board adopted the following Mission Statement for 2017:

"The Southern California Chapter of the Appraisal Institute strives to promote and support the professional development of its local members through high quality education, service and promotion."

In retrospect, I believe the dedicated Members of SCCAI have worked to promote and serve our membership. The Education Committee including Bob King, SRA, Education Chair, produced as advertised. The Education Committee produced quality, timely, industry-relevant educational courses and seminars.

I want to thank our Executive leadership which includes both Linda and Lianna, members of the SCCAI Board, Branch Chairs and Advisors, and various Committee Members. The volunteer service by our Members for our Members is to be commended. And we don't just volunteer for the sake of volunteering, the connections we make and experiences we encounter during our journey within the Southern California Chapter strengthens our "personal and professional purpose and sense of place."

Some of my 2017 memorable events include the top-quality market trend seminars, Heritage Night that honored past women presidents, and the 50<sup>th</sup> Annual Litigation Seminar that honored the 1967 Litigation Chair, George Hamilton Jones, MAI.

This is neither the end nor the beginning, rather a single point in time within a long and storied organization, one that I am proud to be associated with.

I look forward to continued involvement with the Chapter as we face potential transformations via the National Financial Policy and Governance Structure Project Team Recommendations that may alter how our local members interface with the organization.

Happy Holidays  
Brad

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## **2017 Heritage Night Dinner and Program October 18, 2017**

**This year we honored all the past SCCAI Women Chapter Presidents.**

**There was an excellent turnout and many people remarked that it was the best Heritage Night they had ever attended. Below are just a few of the photos from the evening. The entire file of photos can be viewed by following this link:**

**<https://norling.smugmug.com/Events/Heritage-night/>**



Attending past Chapter Presidents



Chapter members being awarded their Designations by 2017 Chapter President Brad Thompson, MAI, AI-GRS



Plaques awarded to the attending past women chapter Presidents.

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## SAVE THE DATE FOR THESE MUST ATTEND EVENTS

**25th Anniversary LA/OC Market Trends Seminar**  
**February 1, 2018**  
**Sheraton Cerritos Hotel**

**Annual Santa Barbara / Ventura Market Trends Seminar**  
**February 15, 2018**  
**Crowne Plaza Hotel in Ventura**

**All Day Residential Symposium**  
**April 26, 2018**  
**Rio Hondo Country Club in Downey**

**Annual Inland Empire Market Trends Seminar**  
**June 7, 2018**  
**Doubletree Hotel in Ontario**

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*2017  
Litigation Seminar  
celebrated its  
50th Year*

The 1967 Seminar Chair,  
George Hamilton Jones, MAI,  
was honored



You couldn't have asked for a finer day at Santa Anita Park; The day started with special tram tours of the entire park including the saddle room and horse barn.

All attendees enjoyed breakfast before the seminar started.

During lunch George Hamilton Jones, MAI was honored as the first Litigation Seminar Chair in 1967.



**Southern California FIRES!**

**Emergency Financial Assistance  
- Appraisal Institute Relief  
Foundation**

The Appraisal Institute Relief Foundation is available to provide emergency financial assistance to those who may need it. If you need assistance, or are aware of any eligible recipients who may, please contact the Appraisal Institute Relief Foundation at [relieffoundation@appraisalinstitute.org](mailto:relieffoundation@appraisalinstitute.org)

For more information or complete the application below:

[Download Appraisal Institute Relief Foundation Application for Assistance](#)

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## 2017 Northwestern Branch

Chair, Robert H. Jordan, MAI  
Vice Chair, J. P. LoMonaco, MAI  
1st Advisor, Adam Dembowitz, MAI  
2nd Advisor, Bradley Stern, Candidate  
3rd Advisor, Jan Kelly, Candidate

### SCCAI Northwestern Branch Newsletter Article - December, 2017 By Robert H. Jordan, MAI, Chair

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. We generally meet on the third Thursday of the month. Meetings start at 7:30 am with a buffet breakfast, conversation, and networking opportunity for those new to the profession and for professionals looking to expand their connections. The speaker presentation starts at 8:00 and we wrap up around 9:00 am. The Branch invites all interested to join us to hear talks on appraisal issues, real estate trends, and other subjects pertinent to the appraisal profession.

#### **Our September Northwestern Branch Breakfast**

The Northwestern Branch sincerely thanks George Koisos, MAI, head of Multifamily Valuation Practice for the Los Angeles office of CBRE, for his presentation on "The Valuation of Small vs. Large Apartment Properties" at our September 28<sup>th</sup> breakfast meeting. Mr. Koisos, who has a wide range of experience in the appraisal of multifamily properties, spoke on the key differences in appraising small vs. large apartment assets, with particular attention to typical challenges that arise in appraising each property type. Mr. Koisos' well-received presentation was followed by an informative question and answer period.

#### **Our December Northwestern Branch Breakfast**

We also would like express our gratitude to Stephen K. Algermissen, Executive Director of the Capital Markets Group at Cushman and Wakefield, for his fascinating talk on "The Changing Nature of Retail Tenancies" at our November 30<sup>th</sup> breakfast meeting. Mr. Algermissen, who is among the premier brokers specializing in retail and office properties on the West Coast and nationally, spoke on the real-world impacts of the changing retail environment. He addressed the evolution of retail tenancies, the impact of these changes on retail investment and pricing, and the challenges these developments present to valuation professionals. Those in the audience were very appreciative of Mr. Algermissen's insights, especially as they pertained to highest and best use issues in the retail arena.



### **2018 Northwestern Branch Officer Slate Complete**

With the addition of Tupper W. Lienke, MAI, as Third Advisor, the Northwestern Branch officer slate for 2018 is now complete. In addition to Tupper, the officers will be J. P. LoMonaco, MAI, Chair, Adam Dembowitz, MAI, Vice Chair, Brad Stern, First Advisor, and Jan Kelly, Second Advisor.

### **Upcoming January Northwestern Branch Breakfast Meeting**

Our next breakfast meeting is scheduled for Thursday, January 18th, at 7:30 am at the Spitfire Grill. The Chapter will be sending an announcement regarding the speaker for this meeting in the near future. We hope to see you there!

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## **The 2018 Southern Branch Team**

**Chair, Michael Tidwell, II, SRA**  
**Vice Chair: Robert M. Contant, Jr., MAI**  
**1st Advisor: Matt T. VanEck, MAI**  
**2nd Advisor: Winnie Houston, MAI**  
**3rd Advisor: George Paquette, SRA**

The Southern Branch represents and serves appraisers from Orange County and Long Beach.

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## **The 2018 Eastern Branch Team**

**Chair: Alex Liu, Candidate**  
**Vice Chair: William E. Jones, MAI, AI-GRS**  
**1st Advisor: Charles Thomas, Candidate**  
**2nd Advisor: Jennifer Hsu, MAI**

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

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## **The 2018 Northwestern Branch Team**

**Chair: J. P. LoMonaco, MAI**

**Vice Chair: J. P. LoMonaco, MAI**  
**1st Advisor: Adam Dembowitz, MAI**  
**2nd Advisor: Bradley Stern, Candidate**  
**3rd Advisor: Jan Kelly, Candidate**

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

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**You're Invited to the Chapter Installation Dinner**  
**January 10, 2018 in Pasadena**



The program will include the installation of our Chapter's 2018 Officers: President, Charles B. Baker, SRA, AI-RRS;  
Vice President, Beth Finestone, MAI, AI-GRS  
Treasurer, Casey Merrill, MAI  
Secretary, Steve Henry, MAI  
and the 2018 Board, Branch Directors and Region VII Representatives

**Registration / Information**

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**Scholarships Available .....**

**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](#)

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**2017 Education Committee**

**Robert R. King, SRA**

**Education Committee Chair**

Season's Greetings to all. It's been a fun year with some outstanding events.

Let's start by thanking the Education Committee Team; Jay Munoz, MAI, SRA, AI-GRS, AI-RRS and Adam Bogorad, MAI. Their prospective produced a terrific slate of offerings this year. And as you all know, little gets accomplished in our Chapter without the guidance and support provided Linda Zimmer and Lianna Ayala!

We ended 2017 with an amazing 50<sup>th</sup> Annual Litigation Seminar held at the Santa Anita Race Track. The speakers and topics were excellent and the venue was elegant.

A new Chapter-developed event held was the Santa Barbara/Ventura Market Trends Seminar. It was so successful; it's sure to be an ongoing event.

The 20<sup>th</sup> Annual Inland Empire and the 24<sup>th</sup> Annual LA/OC Seminars continue to evolve, providing valuable data to our members.

These, and our other events, are only possible due to the hard work of our volunteer committee members and leaders. Their efforts are truly appreciated.

With all the successes, we continue to struggle offering live courses for advanced level Continuing Education and Designation Education. With so many online and synchronous offerings, it is a challenge filling many classes.

Therefore, thanks go to all those chapter members who attended live events in 2017. Although it may seem "old school", the benefit of networking with colleagues is

immeasurable. You just can't get it from a computer screen.

As for 2018, our year starts with a new USPAP:

January 18 <sup>th</sup>	7-Hour National USPAP Update Course - 2018/19 - Costa Mesa
February 1 <sup>st</sup>	25th Annual LA/OC Market Trends Seminar - Cerritos
March 1 <sup>st</sup>	7-Hour National USPAP Update Course - 2018/19 - Costa Mesa
March 15 <sup>th</sup> -16 <sup>th</sup>	Review Case Studies - Residential - Costa Mesa
April 19 <sup>th</sup> -20 <sup>th</sup>	15-Hour National USPAP Course - 2018/19

The 2018 SCCAI Education Calendar is now available. Please follow the [LINK](#) to view/register.

As the proverbial baton is passed to Jay, let's welcome Myung Cha, MAI, AI-GRS to the Education Committee Team!



**JOHN C DONAHUE, MAI**

John C. Donahue passed away peacefully on Sunday afternoon, December 10, 2017 at his home in Flagstaff, Arizona. His family and wife Carole were by his side. John and his high school sweetheart, Carole, had three sons together: Doug, Jeff and Kevin. They also have 13 grandchildren and 10 great grandchildren.

John and Carole were married in 1955 and John graduated from Whittier College in 1958, having worked his way through school at night as a sheet metal worker. He started his career in the real estate industry as a right-of-way agent for the County of Orange, and later continued with Land Acquisition Services, Inc. until 1963. He then commenced his appraisal career with United Appraisal Company. John also concurrently attended Southwestern Law School.

John initially considered a career in law. However, working as an acquisition agent, real property appraiser and having attended law school, John's career path became clear. He was being groomed to become one of the premier and highly-sought appraisal experts in the eminent domain field. He would focus on providing appraisal services in the more complex litigation-oriented arena. From 1965, John became self-employed as John C. Donahue, entering a partnership in 1970 as Donahue-LaMoureaux prior to forming Donahue & Company, Inc. in 1971. The company grew rapidly with as many as ten appraisers plus additional support staff. John had offices in Orange County, with the most recent located in Newport Beach.

As John transitioned into retirement, he formed Donahue, Hawran & Malm in 2008, providing opportunities for the next generation of professional appraisers.

In 2010, he and Carole moved to Flagstaff, Arizona. John was surrounded by all that he loved: his wife and the mountains and pine trees which reminded him of his beloved central Oregon. John did what many men do when they retire, he bought a tractor! Of course, it was a John Deere.



John was extraordinarily generous in every way. He provided so many opportunities for aspiring appraisers, always promoting the Institute, education, pursuit of the designation and professional excellence. He mentored many appraisers, many of whom started successful businesses because of John's encouragement and training. He was a polished and credible expert. He was routinely retained by prior opposing counsel, a clear statement of John's abilities as an expert. He was highly respected in the legal community, including many judges who frequently recommended John as a neutral expert.

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