

Louisiana Real Estate Appraisers Board
State of Louisiana

Office of the Governor

JEFF LANDRY
GOVERNOR



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COMMISSIONER OF ADMINISTRATION

January 6, 2026

Via Email Only

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Notice of Intent Report

Honorable Members:

In accordance with the Administrative Procedure Act (La. R.S. 49:950 *et seq*), the Louisiana Real Estate Appraisers Law (La. R.S. 37:3391 *et seq*), and the Louisiana Appraisal Management Company Licensing and Regulation Act (La. R.S. 37:3415.1 *et seq*), the Louisiana Real Estate Appraisers Board (“Board” / “LREAB”) respectfully submits this initial report regarding its notice of intent to initiate rulemaking.

In consideration of Governor Landry’s April 1, 2025, *Executive Order Number 25-038* and the annual reporting requirements of La. R.S. 49:964(D) and 966(K), the Board has reviewed one hundred percent (100%) of its current administrative rules, conducting open meetings for such

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purposes on August 18, 2025 and November 17, 2025.¹ As a result, the Board voted unanimously to authorize promulgation of the proposed amendments, finding that the changes are necessary, consistent with applicable law, aligned with its mission to protect the public interest by reasonably regulating real estate appraisers and appraisal management companies, and the benefits of the proposed changes outweigh their burdens and costs. These amendments make comprehensive technical changes; reduce the overall length, number, and complexity of regulations; use more concise, plain language; and, repeal or greatly reduce current rules that are redundant of existing statutes.

Accordingly, on December 17, 2025, LREAB staff submitted the attached, proposed amendments and a completed *Fiscal and Economic Impact Statement* to the Legislative Fiscal Office for the purpose of initiating rulemaking in accordance with law.² The amendments make technical changes to each of the current rules and are further summarized as follows:

1. LAC 46:LXVII.10101. The proposed rule makes only technical changes to the current rule.
2. LAC 46:LXVII.10103. The proposed rule authorizes the board to conduct open meetings via electronic means in accordance with La. R.S. 42:17.2 and 17.2.1.
3. LAC 46:LXVII.10105. The proposed rule requires licensees and registrants to provide written notice to the board of any change in certain contact information of record within 10 days of such change.
4. LAC 46:LXVII.10301. The proposed rule repeals Subsections (A) and (E) as duplicative of La. R.S. 37:3396(A) and (B) and La. R.S. 37:3401 and otherwise makes only technical changes to the current rule.
5. LAC 46:LXVII.10303. The proposed rule repeals the 90-day window for an applicant to retake a failed examination in accordance with the changes made by Act 263 of the 2025 Regular Session of the Louisiana Legislature. The proposed rule also clarifies that a license application remains valid for only one year.
6. LAC 46:LXVII.10305. The proposed rule reduces a certified mail requirement to a simple written notice requirement in circumstances involving a nonsufficient check payment and otherwise makes technical changes.
7. LAC 46:LXVII.10308. The proposed rule greatly simplifies the current rule by minimally requiring that licensed appraisers may supervise trainees in accordance with applicable law and the applicable editions of both the Real Property Appraiser Qualification Criteria, or its successor, and the Uniform Standards of Professional Appraisal Practice (USPAP) or its successor.

¹ LREAB's relevant 2025 meeting agendas.

² LREAB's proposed rules amendments and December 17, 2025, *Fiscal and Economic Impact Statement*.

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8. LAC 46:LXVII.10309. The proposed rule greatly simplifies the current rule by revising the peer review committee provisions to minimally require compliance with R.S. 37:3395.1. The proposed rule further clarifies that applicants for a real estate appraiser license shall satisfy the education and experience requirements included in the applicable edition of the Real Property Appraiser Qualification Criteria, or its successor.

9. LAC 46:LXVII.10311. The proposed rule clarifies that the current rule regarding determination of experience requirements applies to all real property appraiser license classes defined in R.S. 37:3397.

10. LAC 46:LXVII.10313. The proposed changes repeal the current rule in its entirety as it is unnecessary due to the revisions made to LAC 46:LXVII.10309 and LAC 46:LXVII.10311.

11. LAC 46:LXVII.10315. The proposed rule adds a definition of the term “appraisal review” as the term is not otherwise defined in state statute or rule but is defined in USPAP. The proposed rule further repeals outdated USPAP provisions and clarifies that appraisal reviews shall be performed in accordance with the applicable USPAP edition.

12. LAC 46:LXVII.10319. The proposed rule corrects a reference from “license” to “registration” and repeals certain provisions duplicative of La. R.S. 37:3401(C)(3).

13. LAC 46:LXVII.10401. The proposed rule removes reference to crimes involving “moral turpitude” (*See Act 644, 2024 Reg. Sess.*), requires education providers to provide written notice to the board upon change in contact information of record, and makes technical changes.

14. LAC 46:LXVII.10403. The proposed rule makes only technical changes.

15. LAC 46:LXVII.10405. The proposed changes repeal the current rule in its entirety as it is duplicative of the proposed LAC 46:LXVII.10401.

16. LAC 46:LXVII.10407. The proposed changes repeal the current rule in its entirety as it is duplicative of the proposed LAC 46:LXVII.10401.

17. LAC 46:LXVII.10409. The proposed rule removes certain provisions duplicative of the proposed LAC 46:LXVII.10401. The proposed rule also clarifies the circumstances when education obtained through a non-approved education provider shall be credited to an appraiser’s mandatory continuing education requirements.

18. LAC 46:LXVII.10411. The proposed rule makes only technical changes.

19. LAC 46:LXVII.10413. The proposed rule makes only technical changes.

20. LAC 46:LXVII.10417. The proposed rule makes only technical changes.

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21. LAC 46:LXVII.10419. The proposed changes repeal the current rule, regarding video presentations in education courses, in its entirety as outdated and no longer necessary.
22. LAC 46:LXVII.10421. The proposed changes repeal the current rule, regarding the combining of real estate prelicensing education courses and real estate appraisers qualifying education, in its entirety as outdated and no longer necessary.
23. LAC 46:LXVII.10423. The proposed rule clarifies the intent of the current rule by removing vague provisions and simplifying the rule to state only that an applicant who completes an individual qualifying education course in duplicate shall not receive duplicate credit.
24. LAC 46:LXVII.10425. The proposed changes repeal the current rule, regarding the requirement of a final exam for certain corrective education, as unnecessary due to the board's authority to impose education in any lawful disciplinary manner pursuant to La. R.S. 37:3409.
25. LAC 46:LXVII.10501. The proposed rule revises the current rule to make investigating anonymous board complaints discretionary and also removes provisions that are unnecessary and duplicative of the board's legal authority to investigate any violation of law or rule pursuant to La. R.S. 37:3395.
26. LAC 46:LXVII.10503. The proposed changes repeal the current rule as its current posture does not form a complete sentence and is ineffective.
27. LAC 46:LXVII.10505. The proposed rule adds to the current rule by clarifying that the failure of a respondent to cooperate with a board investigation constitutes a violation of board rules in accordance with La. R.S. 37:3409(A)(2).
28. LAC 46:LXVII.10507. The proposed changes repeal the current rule, regarding adjudications, as unnecessary and duplicative of the relevant adjudication provisions of the Louisiana Administrative Procedure Act ("APA") (La. R.S. 49:975 *et seq*).
29. LAC 46:LXVII.10509. The proposed changes repeal the current rule, regarding appellate proceedings, as unnecessary and duplicative of the relevant appellate provisions of the APA (La. R.S. 49:975 *et seq*).
30. LAC 46:LXVII.10511. The proposed rule makes only technical changes.
31. LAC 46:LXVII.10513. The proposed changes repeal the current rule, regarding stays of enforcement, as unnecessary and duplicative of La. R.S. 49:978.1(C).
32. LAC 46:LXVII.10701. The proposed rule makes only technical changes.

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33. LAC 46:LXVII.30101. The proposed rule requires licensees to provide written notice to the board of any change in certain contact information of record within 10 days of such change to ensure accuracy of public records and to ensure the board's ability to reasonably communicate with licensees. *See* La. R.S. 37:3415.2 – 3415.3.

34. LAC 46:LXVII.30301. The proposed changes repeal current Subsection (A) as duplicative of La. R.S. 37:3415.5; repeal current (C)(5) regarding "good moral character" provision; repeal current Subsection (F) as unnecessary as the APA already requires such a hearing (La. R.S. 49:975); and, repeal current Subsection (H) as it conflicts with La. R.S. 37:3415.6.

35. LAC 46:LXVII.30302. The proposed rule makes only technical changes.

36. LAC 46:LXVII.30303. The proposed rule clarifies the current rule by expressly stating that each appraisal management company ("AMC") license not timely renewed by December thirty-first of each calendar year in accordance with R.S. 37:3415.6 expires and that the AMC is prohibited from operating until such time as the AMC becomes licensed again. *See* R.S. 37:3415.3, 3415.6, and 3415.10.

37. LAC 46:LXVII.30401. The proposed rule clarifies the current rule by plainly stating that all appraisal services rendered in Louisiana shall comply with the applicable edition of the Uniform Standards of Professional Appraisal Practice (USPAP), or its successor. *See* R.S. 37:3415.13.

38. LAC 46:LXVII.30501. The proposed rule makes only technical changes. *See* R.S. 37:3415.3, 3415.4, and 3415.14.

39. LAC 46:LXVII.30701. The proposed rule makes only technical changes. *See* R.S.37:3415.16.

40. LAC 46:LXVII.30703. The proposed changes repeal current rule paragraphs (A)(2) and (3) as unnecessary and duplicative of R.S. 37:3415.16(B)(1) and (2).

41. LAC 46:LXVII.30900. The proposed changes repeal current Subsections (C) and (D) as unnecessary and duplicative of the board's legal authority to investigate any violation of law or rule pursuant to La. R.S. 37:3415.1 *et seq.* The proposed rules also revise the current rule to make investigating anonymous complaints discretionary. *See* R.S. 37:3415.19 and 3415.20.

41. LAC 46:LXVII.30901. The proposed changes repeal the substance of current Paragraph (A)(2) as redundant of La. R.S. 37:3415.19(A)(2); repeal current Subsection (D) as unnecessary and duplicative of the relevant adjudication provisions of the APA (La. R.S. 49:975 *et seq.*). *See* La. R.S. 37:3415.19 and La. R.S. 37:3415.20.

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42. LAC 46:LXVII.30903. The proposed changes repeal the current rule, regarding rehearings, appellate proceedings, and judicial reviews, as unnecessary and duplicative of the relevant provisions of the APA (La. R.S. 49:975 *et seq*). See La. R.S. 37:3415.19 and La. R.S. 37:3415.20.

43. LAC 46:LXVII.30905. The proposed rule makes only technical changes.

44. LAC 46:LXVII.30907. The proposed changes repeal the current rule, regarding stays of enforcement, as unnecessary and duplicative of La. R.S. 49:978.1(C).

45. LAC 46:LXVII.31101. The current rule is the only rule for which the board proposes no changes, resulting from a relevant April 1, 2022 final decision and order of the Federal Trade Commission (“FTC”), United States of America (*In the matter of Louisiana Real Estate Appraisers Board*, FTC Docket No. 9374 (4/1/22)) and related litigation.

46. LAC 46:LXVII.31103. The proposed rule makes only technical changes.

The Board will conduct an open hearing on March 16, 2026 at 10:00 a.m. at its domicile location, as necessary, regarding consideration of any related public comments received. Please contact us at your convenience with any questions.

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