

**BEFORE THE REAL ESTATE APPRAISER EXAMINING BOARD OF THE STATE
OF IOWA**

IN THE MATTER OF Kenneth Trimpe License No. CG02182 RESPONDENT	CASE NO.: 24-01 VOLUNTARY SURRENDER OF LICENSE THROUGH CONSENT ORDER
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COME NOW the Iowa Real Estate Appraiser Examining Board ("Board") and Kenneth Trimpe ("Respondent"), and enter into this Voluntary Surrender of License through Consent Order ("Voluntary Surrender") pursuant to Iowa Code sections 17A.10(1), 272C.3(4), and Iowa Administrative Code 193F.

A. JURISDICTION AND BACKGROUND

1. **Iowa License.** Respondent was issued Iowa Certified Certificate No. CG02182 license on June 2, 2000. Respondent's Iowa Certified General Appraiser certificate is active and will next expire on June 30, 2025.
2. **Jurisdiction.** The Board has jurisdiction in this matter pursuant to Iowa Code chapters 17A, 272C, and 543D.

B. STATEMENT OF CHARGES

COUNT I

3. Respondent is charged with failure to adhere to USPAP in the development and communication of multiple appraisals in violation of Iowa Code §§ 543D.17(1) and 543D.18(1) and Iowa Administrative Code 193F-6.2, 193F-6.3(2)(c), 193F-6.3(2)(d) and 193F-6.3(7)(a).

COUNT II

4. Respondent is charged with failure to exercise reasonable diligence in the development and communication of multiple appraisals in violation of Iowa Code § 543D.17(1)(e) and Iowa Administrative Code 193F-6.3(6)(a).

C. FACTUAL CIRCUMSTANCES

5. Respondent did not provide any USPAP documents such as the report option, identity of the client, intended use and user value definition and source, the scope of work, or prior service within the previous 3 years which are all USPAP violations. He also failed to provide the inspection date, form of inspection, certification number, income or cost or market approach data as required by USPAP.

6. Respondent made no mention of personal property, the purpose of the appraisal or mention what type of report was provided. In other instances, comments made about the negative influence of personal property being in poor condition would hinder the marketing of the property due to the cost of clean-up.

7. Respondent provided a value that missed competing sales in the market where it is alleged other sales would support a value three times the amount, yet he failed to discuss factors concerning the real estate market, neighborhood, and market trends in his appraisal.

D. SETTLEMENT AGREEMENT

8. Without admission of wrongdoing or guilt, Respondent does not contest the violations alleged in the above-stated statement of charges.

9. Respondent acknowledges that they have a right to a hearing before the Real Estate Appraiser Examining Board on the merits of the charges. By freely and voluntarily entering into this Voluntary Surrender, Respondent waives their right to a hearing and all attendant rights,

including the right to seek judicial review. This Voluntary Surrender constitutes the final agency order in this contested case pursuant to Iowa Code § 17A.10 and Iowa Administrative Code 193-7.32.

10. Respondent agrees that the Assistant Attorney General may present this Voluntary Surrender to the Real Estate Appraiser Examining Board and may have *ex parte* communications with the Real Estate Appraiser Examining Board while presenting it. Respondent waives any right of notice of this meeting or any right that the Respondent might have to participate in the discussion of this Voluntary Surrender among the Real Estate Appraiser Examining Board and the Assistant Attorney General.

11. This Voluntary Surrender shall be part of the disciplinary record and permanent licensure file of Respondent and shall be considered by the Real Estate Appraiser Examining Board in determining the nature and severity of any future disciplinary action to be imposed in the event of any future violations of the laws and rules governing the practice of real estate appraisal by Respondent.

12. Respondent shall at all future times fully and promptly comply with all pertinent orders of the Board and the statutes and Board rules regulating the practice of real estate appraisal. Failure to comply with the terms of this Voluntary Surrender shall be *prima facie* evidence of a violation of Iowa Code § 543D and 272C.3(2)(a) and shall be grounds for further disciplinary action. However, no action may be taken against Respondent for violations of this Voluntary Surrender without a hearing, or waiver of hearing.

13. This Voluntary Surrender is not binding on Respondent or the Real Estate Appraiser Examining Board until it has been formally approved by a majority of the Real Estate Appraiser Examining Board members.

(a) In the event that this Voluntary Surrender is rejected by the Real Estate Appraiser Examining Board it shall be of no force or effect to either party and it shall not be admissible for any purpose in further proceedings in this matter.

(b) If the Real Estate Appraiser Examining Board approves this Voluntary Surrender, it shall fully dispose of all issues in this case.

14. Upon acceptance by both the Board and Respondent, this Voluntary Surrender shall be a public record available for inspection and copying in its entirety in accordance with the requirements of Iowa Code chapter 22.

15. Respondent shall submit a copy of this Voluntary Surrender to all licensing boards where Respondent holds a license, whether active or not, within **THIRTY** days of the date of the Board approval of this Voluntary Surrender.

CONSENT ORDER

IT IS THEREFORE ORDERED:

A. VOLUNTARY SURRENDER: The Respondent voluntarily agrees to surrender his Iowa Certified Certificate No. CG02182 to the Iowa Real Estate Appraiser Examining Board as sanction for the above-admitted violation. The effective date of the license surrender shall be the date this Voluntary Surrender is accepted by the Board.

B. LICENSEE REAPPLICATION: Reinstatement of Respondent's Iowa license shall be governed by Iowa Code § 272C.15 and Iowa Administrative Code § 193F-7.14. Respondent specifically acknowledges that pursuant to this agreement, Respondent shall not be eligible to seek reinstatement of their license for a minimum of one year from the date his license surrender is effective.

WHEREFORE, the terms of this Voluntary Surrender of License through Consent Order is agreed to by the Iowa Real Estate Appraiser Examining Board and Respondent.


FOR THE RESPONDENT:

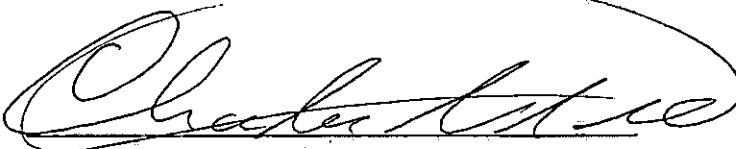
Voluntarily agreed to and accepted by Kenneth Trimpe on this 20th day of November, 2024.


By: Kenneth Trimpe, Respondent

FOR THE IOWA REAL ESTATE APPRAISER EXAMINING BOARD:

Voluntarily agreed to and accepted by the **IOWA REAL ESTATE APPRAISER EXAMINING BOARD** on this 6th day of December, 2024.


Jordan Maus, Chair
Iowa Real Estate Appraiser Examining Board


Charles Hill, Bureau Chief
(Director's Designee)