

Andy Beshear
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Jacqueline Coleman
Lieutenant Governor



Ray A. Perry
Secretary

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Deputy Secretary

PUBLIC PROTECTION CABINET
Kentucky Division of Real Property Boards
Kentucky Board of Auctioneers
500 Mero Street, 2NE09
Frankfort, KY 40601
Phone: (502) 564-7600

February 12, 2025

Kentucky Board of Auctioneers
Meeting Minutes

A meeting of the Kentucky Board of Auctioneers was held on February 12, 2025, at the Mayo-Underwood Building, Frankfort, KY 40601, Conference Room 259 SW and by videoconference.

Members Present

Gregory Johnson
Bill Patrick
GeMonee Brown
Ronald Kirby

Staff Present

Tracy Carroll, Director
Gerald Florence, Deputy Director
Patrick Riley, General Counsel
Rene Rogers, Staff Attorney III

Drea Helton, Paralegal
Seth Branson, Procedures Development Specialist I
Tim Nehring, Investigator
Scott Pieratt, Administrative Board Coordinator

Call to Order

Member Gregory Johnson called the meeting of the Kentucky Board of Auctioneers to order at 9:43 A.M. EST. Members Johnson, Brown, Kirby, and Patrick were present, establishing a quorum.

Review and Approve Board Meeting Minutes

Member Patrick motioned to approve the January 26, 2025, Board Meeting Minutes, seconded by Member Kirby. With all in favor, the motion carried.

Division of Real Property Boards Update

Director Tracy Carroll wished everyone a Happy Valentine's Day and thanked the Board for sponsoring the Annual Kentucky Auctioneers Association ("KAA") Convention for 2025 and allowing staff to attend. Deputy Director Gerald Florence introduced Tim Nehring as our new investigator and stated we now have



more investigators now than we have had in several years. He went on to report that the Board account budget had a balance of \$644,878.76, and the Research and Recovery Fund had a balance of \$641,192.67.

Kentucky Division of Real Property Boards Legal Update

General Counsel Patrick Riley thanked the Board Members for allowing staff to participate in the KAA Conference for 2025. He went on to give a brief report of the Escalation Clause.

Online Proctored Exam

Board Coordinator Scott Pieratt reported that since the last update on January 26, 2025, three (3) individuals took the exam. Of those, two (2) passed and one (1) failed.

Closed Session

Member Brown moved to enter closed session at 9:51A.M. EST, seconded by Member Patrick. With all in favor, the motion carried.

A Board member may move for the Board to enter closed session, pursuant to KRS 61.815 and KRS 61.810(1)(c) and (j), with board staff and counsel, to discuss proposed or pending litigation and deliberate on individual adjudications in the items as listed in the above-listed committee reports including the following items: 24-003, 24-007, 24-013, 24,014, and 24-017. No action will be taken in closed session. All motions will be made when the Board reconvenes in open session.

Reconvene in Open Session

Member Kirby moved to enter open session at 10:14 A.M. EST, seconded by Member Brown. With all in favor, the motion carried.

Motions from Closed Session

Member Johnson Moved the Board on the following Matters:

1. Matter # 24-003. Member Johnson stated that a status update was provided and no further action needed to be taken at this time.
2. Matter # 24-007. Member Johnson motioned for a letter of concern to be drafted by General Counsel and sent to Respondent, seconded by Member Kirby. With all in favor, the motion carried.
3. Matter # 24-013. Member Johnson motioned to accept the letter of case dismissal and to dismiss the matter, seconded by Member Kirby. With all in favor, the motion carried.
4. Matter # 24-014. Member Johnson motioned for a notice of complaint and a request for a response within twenty (20) days to be drafted by General Counsel and sent to Respondent, seconded by Member Kirby. With all in favor, the motion carried.

5. Matter # 24-017. Member Johnson motioned to have General Counsel send a cease-and-desist letter to the Respondent, seconded by Member Kirby. With all in favor, the motion carried.

New Business

1. Member Kirby motioned to approve an ARELLO membership, seconded by Member Brown. With all in favor, the motion carried.
2. Member Kirby motioned to obtain a membership and send up to six (6) individuals to attend the National Auction Association Conference. Member Patrick seconded. With all in favor, the motion carried.
3. Member Kirby motioned to have staff draft and send a letter of invitation to all Education Providers to attend a forum discussion of a Dual CORE Curriculum, seconded by Member Brown. With all in favor, the motion carried.
4. Discussions about continuing education opportunities would be paused until the March 2025 meeting.
5. Director Carroll discussed several different options for on-site board meetings.
6. KBOA forms and escrow account information was discussed by board members and staff briefly. More discussion will ensue in the coming months.

Public Comments

No Comments

Approval of Per Diem and Travel Expenditures

Member Kirby moved to approve per diem and travel expenses for the Complaint Review Committee meeting on February 12, 2025. Member Patrick seconded the motion. With all in favor, the motion carried.

Member Kirby moved to approve per diem and travel expenses for the Full Board meeting on February 12, 2025. Member Patrick Seconded the motion. With all in favor, the motion carried.

Meeting Adjournment

Member Kirby motioned to adjourn the meeting. Member Patrick seconded the motion. With all in favor, the motion carried, and Member Johnson adjourned the meeting at 11:01 A.M. EST.

Pursuant to KRS 324B.060, I, Tracy Carroll,
Executive Director for the Kentucky Division of Real Property Boards
Kentucky Board of Auctioneers,
have reviewed and approved the expenditures for the meeting of the
Kentucky Board of Auctioneers (the Board) held on
February 12, 2025. This Approval is based upon my review of the
expenditures as described in the minutes and in greater detail as on file with
the KREA. I did not review, nor did I participate in discussions,
deliberations, or decisions regarding the actions taken by the Commission at
this meeting related to individual disciplinary matters, investigations, or
applicant reviews.

The Commission approved the minutes of its meeting at its meeting held on

March 12, 2025.

Tracy Carroll

Upcoming Meeting

Next KBOA meeting will be held March 12, 2025, at 9:30 AM. EST.