

WISCONSIN DEPARTMENT OF SAFETY AND PROFESSIONAL SERVICES



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STATE OF WISCONSIN
BEFORE THE REAL ESTATE APPRAISERS BOARD

IN THE MATTER OF THE LICENSE OF	:	
	:	FINAL DECISION AND ORDER
JAMES J. MONETTE,	:	
RESPONDENT.	:	ORDER 0001532

Division of Enforcement Case Nos. 10 APP 046 and 11 APP 042

The parties to this action for the purpose of Wis. Stat. § 227.53 are:

James J. Monette
10 Lambeth Circle
Madison, WI 53711

Wisconsin Real Estate Appraisers Board
P.O. Box 8935
Madison, WI 53708-8935

Department of Safety and Professional Services
Division of Enforcement
P.O. Box 8935
Madison, WI 53708-8935

The parties in this matter agree to the terms and conditions of the attached Stipulation as the final disposition of this matter, subject to the approval of the Real Estate Appraisers Board (Board). The Board has reviewed this Stipulation and considers it acceptable.

Accordingly, the Board in this matter adopts the attached Stipulation and makes the following Findings of Fact, Conclusions of Law and Order.

FINDINGS OF FACT

1. Respondent James J. Monette (dob 2/10/1968) was licensed in the State of Wisconsin as a Licensed Appraiser, having license number 4-878, first issued on 9/28/1994, and expired on 12/14/2011. James J. Monette's most recent address on file with the Wisconsin Department of Safety and Professional Services ("Department") is 10 Lambeth Circle, Madison, WI 53711.

2. On or about 8/20/2010, the Department received a complaint regarding Mr. Monette's 2009 appraisal of a property in Madison, WI. The complaint was assigned case number 10 APP 046 and was opened for investigation.

3. On or about 9/15/2011, the Department received a complaint regarding Mr. Monette's 2007 appraisal of a property in Portage, WI. The complaint was assigned case number 11 APP 042 and was opened for investigation.

4. Mr. Monette's appraisals were reviewed by the Department's Division of Enforcement. The Division contends that the appraisals and appraisal reports violated the Uniform Standards of Professional Appraisal Practice.

5. Mr. Monette does not admit to any violations.

6. Mr. Monette has allowed his appraiser license to expire and has taken a new career path.

CONCLUSIONS OF LAW

1. The Wisconsin Real Estate Appraisers Board has jurisdiction to act in this matter pursuant to Wis. Stat. § 458.26, and is authorized to enter into the attached Stipulation pursuant to Wis. Stat. § 227.44(5).

ORDER

NOW, THEREFORE, IT IS HEREBY ORDERED that:

1. The attached Stipulation is hereby accepted.

2. The VOLUNTARY SURRENDER of the Licensed Appraiser license issued to JAMES J. MONETTE (license number 4-878), and the right to renew that license, is hereby ACCEPTED.

3. Mr. Monette shall not seek to reinstate his license or apply for any real estate appraiser license or certification with the State of Wisconsin for at least five (5) years from the date of this Order.

4. In the event that Mr. Monette seeks to reinstate his license or applies for any real estate appraiser license or certification, he shall submit a new application and meet all requirements for licensure or certification then existing at the time of his request. In meeting such requirements, Mr. Monette may not use any education, examination or experience obtained by him prior to the date of this Order.

5. Should Respondent seek to reinstate his license or apply for any other real estate appraiser license or credential, the Department may in its sole discretion determine whether, and under what circumstances, a license may be issued.

6. Violation of any of the terms of this Order may be construed as conduct imperiling public health, safety and welfare and may result in further action against the Respondent.

7. This Order is effective on the date of its signing.

WISCONSIN REAL ESTATE APPRAISERS BOARD

by: 
A Member of the Board

5/9/2012
Date