

Sourdough News

April 2012



CHAPTER MEETING WEDNESDAY, APRIL 25

IRWA and APWA will be holding a joint meeting next Wednesday, April 25. Dan Beardsley will be the speaker and will give a presentation on the current state of the laws related to public prescriptive easements.

Please note that this meeting will take place at DOTPF's offices at 4111 Aviation Ave.

Meeting starts: 11:45 am DOTPF offices
Speaker: 12:00 pm 4111 Aviation Ave.
Board meeting: 1:00 pm Please RSVP by noon on Mon., April 23 to either your call list coordinator or to Donna Williams (dmwilliams@drydenlaure.com; 646-5167)

PRESIDENT'S CORNER

It's official, the Sourdough News lives again! Thanks to Bob Ylvisaker and Timothy A. Trawver, SR/WA who both suggested we resurrect the past newsletter name. Lunch is on me boys!

Our big news is IRWA HQ acceptance of our 2017 Conference host city bid. We have some strong competition in Chicago, Fort Worth, and Edmonton, but that doesn't scare our bid team. The timing and location of the next selection in Seattle this June makes us very competitive. We have great backing from Visit Anchorage to include performer Hobo Jim on stage for the presentation. The Fairbanks Chapter is partnered with us to bring the conference back to Alaska on its 20th anniversary. We're still looking for

members to attend the conference 10-13 June and assist with hosting the booth, canvassing voters and generally having fun. At least one paid conference fee was available at last check. Get with Manny Lopez or Andrew Frasier if you're interested. Discounted hotel rooms are available until May 8th (contact Donna Williams for details). You will earn 24 continuing education hours toward recertification.

Last month, Chapter vice-president Donna Williams and I attended the Region 7 spring forum in Spokane. Attendance at the meeting was excellent and included IRWA International Treasurer Lee Hamre, SR/WA. Lee provided great HQ perspective and feedback to the Regional and Chapter

issues and functions. The Region 7 fall forum will be held Sept 20-21 in West Yellowstone, MT. A variety of committee positions locally and regionally need volunteers. Contact me please if you're interested in becoming more involved.

As summer approaches, keep in mind the Chapter Picnic and Golf Tournament on July 27th at Russian Jack Park. Take a break from fishing and catch up with your Chapter friends. We guarantee you'll have a good time. Visit our website <http://www.irwa49.org/> for upcoming meeting and course schedules and like us on Facebook - <https://www.facebook.com/pages/IRWA-Alaska-Sourdough-Chapter-49/131525690299635>.

APRIL
MEETING
at
DOTPF
4111 Aviation Ave.



DATES & EVENTS

APRIL 2012

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25 Annual joint IRWA/APWA luncheon DOTPF offices	26	27	28
29	30					

MAY 2012

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
		1	2	3	4	5
6	7 IRWA Course 421 Valuation of Partial Acquisitions BP Energy Center	8 IRWA Course 421 Valuation of Partial Acquisitions BP Energy Center	9 IRWA Course 421 Valuation of Partial Acquisitions BP Energy Center	10 IRWA Course 421 Valuation of Partial Acquisitions BP Energy Center	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30	31		

OTHER EVENTS:

June 10-13, 2012
**IRWA Annual International
 Education Conference**
 Seattle, WA

July 27, 2012
**Chapter 49 Summer Picnic
 & Golf Tournament**
 Russian Jack Springs Park

September 12-13, 2012
IRWA Course 205
 Bargaining Negotiations

September 14, 2012
IRWA Course 213
 Conflict Management

September 20-21, 2012
Region 7 Fall Forum
 West Yellowstone, MT

October 25, 2012
IRWA Course 603
 Understanding Environmental
 Contamination in Real Estate

November 15-16
IRWA Course 800
 Principles of Real Estate Law

MARCH MEETING RECAP

Charles Wagner from State of Alaska DOTPF was our speaker at the March luncheon, where he gave a presentation on DOTPF’s highway corridor lighting project along the Glenn Highway from South Birchwood Loop to the Eklutna Interchange.

Charles started out by presenting DOTPF’s general approach to designing lighting projects. Driver safety is DOTPF’s highest priority, and DOTPF strives to balance driver safety with energy efficiency and light quality during the design process.

Charles then proceeded to discuss why DOTPF uses high tower lighting where practical, despite the public’s gen-

eral preference for shorter light poles. He explained DOTPF likes their simpler design (less conduit, j-boxes, and foundations), ability to cover larger areas with fewer poles (1 high tower equals 10-12 shorter towers), and superior lighting characteristics (excellent uniformity, lumen efficiency, low veiling luminance, and superior peripheral information).

Despite its many advantages, LED lighting is not currently used by DOTPF on highway lighting projects. Charles explained that commercially available fixtures are not yet big enough or efficient enough. DOTPF is not opposed to the use of LED light-

ing on highway lighting projects, but is waiting for the industry to develop products that fully meet the needs of these types of projects.

DOTPF’s long-term goal is to continue the lighting project north all the way to the Valley. “Stimulus” funds were available to extend the project north, but the work needed to be completed within an 18-month timeframe. Given significant design challenges that still need to be addressed, this timeframe was not feasible. DOTPF is currently in the design phase for this segment, and Charles anticipates that construction activities are 3-4 years away.



Photo by Judy Hartley

SPLIT THE POT

The “Split the Pot” winner at the March meeting was Sandra Dooley. Congratulations, Sandra!

SR/WA AND CERTIFICATION CANDIDATES



Steve Schmitt, SR/WA
Photo by Judy Hartley

Congratulations to Steve Schmitt, MBA, PLS, SR/WA for obtaining his official SR/WA designation this month. Steve is the Municipal Surveyor for Municipality of Anchorage.

The following is a list of members who have been approved as candidates for professional designations and certifications:

SR/WA candidates

- Mychael Alfaro
- Denise Ashman
- Aaron Brown
- Matt Burkholder
- Nancy Cameron
- Andrew Fraiser
- Claudia Furlong

- Martin Hansen
- Rick Kauzlarich
- Patrick Kelly
- Jeff Marx
- Douglas Mroch
- Johann Mueller
- Tim Mullikin
- Cody Nuendorf
- Diane Sam
- Glenda Smith
- Jeri Ann Strand
- Lauren Trawver
- Fran Wilson

SR/WA Recertification Candidates

- Lee Ault
- Marjorie Bellringer
- Sandra Dooley
- Becky Glenn
- Keith Jost

Uniform Relocation Act Certification Candidates

- Dave Williams
- Donna Williams

Relocation Assistance Recertification Candidate

- Sandra Dooley

Congratulations to these members for their hard work and achievements!

24 hours of recertification credits are available for attending the Conference in Seattle, where you can also help out with the Anchorage 2017 bid. Hope to see you there!



EDUCATION CONFERENCE

SEATTLE

JUNE 10-13, 2012

Seattle Westin
1900 Fifth Avenue
Seattle Washington 98101
(206) 728-1000
www.westinseattle.com

Registration Rates:

	<u>March 24 - May 11</u>	<u>After May 11</u>
Member - Full Registration	\$575	\$650
Non-member - Full Registration	\$675	\$750
Daily Registration (per day)	\$225	\$250
Companion	\$250	\$300

TOP 10 REASONS TO ATTEND THE ANNUAL CONFERENCE!

From Tom Paine and Faith Roland, Co-Chairs of the Seattle 2012 Conference:

10. You get to see all of your old friends from last year and make lots of new ones.
9. The bluest skies you've ever seen really are in Seattle.
8. There are 54 outstanding education sessions to choose from.
7. 24 continuing education clock hours!
6. Casino night is back and we'll raise tons of money for our education foundations.
5. New and improved Canadian NETWORKING event.
4. You can learn to throw a fish at Pike Place Market.
3. There really is a Starbucks on every corner.
2. Chapter 4 and Region 7 really do know how to host a party!

And the number one reason to attend IRWA Seattle 2012...

1. FREE LIGHT RAIL AND BUS PASSES FOR THE WHOLE WEEK!

For every person registered prior to May 11, Sound Transit and King County Metro will mail you a transit pass prior to the conference. Light rail to and from SeaTac is included along with free transportation on Sounder, Link Light Rail, Sound Transit, and Metro Transit Buses and the Seattle Trolley from June 8-16.

ALASKA 2017 “POLAR BEAR PUSH” IN PROGRESS!

Sourdough Chapter 49 and Arctic Trails Chapter 71 are moving forward with its plans for bringing the 2107 IRWA Annual International Education Conference to Anchorage.

A budget for the bid has been approved and fundraising activities are underway to cover expected expenses.

Our fundraising coordinators will soon be sending out more information on how you can help. Companies that have already contributed to the effort include Dryden & LaRue, Inc., Electric Power Systems, Inc., and HDR, Inc.

We will be needing as many volunteers as possible to

ensure a successful bid, so please get in touch with Manny Lopez or Andrew Fraiser if you are able to help. All members are encouraged to attend the 2012 Conference in Seattle, where the final vote for the 2017 host city will take place.



IRWA COURSE 303

It's not too late to take Course 303! If you missed this terrific class in March, hosted by Sourdough Chapter 49, you can enroll to take the class online at www.irwaonline.org. Don't miss the chance to receive the benefits of this class. It can help you understand how the consulting process works, from both the agency and the consultant viewpoint. This class can make a real difference in how you propose and/or manage your next consultant assisted project. Sign up today!

Course Description

Current trends are for Departments of Transportation, local public agencies, and other governmental entities to do more contracting of right of way and land acquisition services. This course is designed to provide participants with a step-by-step understanding of the process of selecting and monitoring consultants. Issues are discussed relating to both the contracting and the monitoring of services from the perspectives of the agency and consultant.

Topics

- Understanding the contracting process.
- Avoiding common mistakes and misunderstandings in the areas of proposal development
- Evaluating proposal submittals.
- Monitoring consultant work effort
- Becoming aware of the issues and concerns of both agencies and consultants as participants discuss and practice the best methods of assuring success.

Course Level

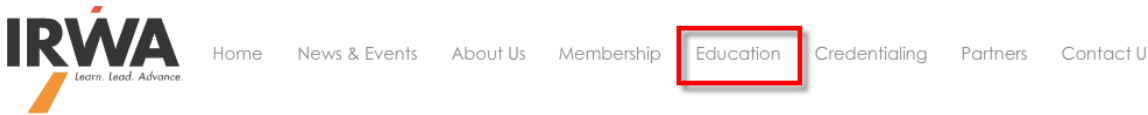
Intermediate

Course Tuition Includes

Participant's manual

See instructions for how to sign up for IRWA's Online Learning Center on the next page of the newsletter.

1. Go to www.irwaonline.org. Click on the Education headline



We are the IRWA.
Learn. Lead. Advance.



Generalist Career Path

Specialist Certifications

2. From the Education page, click on the “Online Learning Center Info” link found under Online Education

The image is a screenshot of the IRWA website's 'Education' page. At the top, the word 'Education' is displayed in a large, elegant font. Below this, there is a section titled 'Education Focus' with a paragraph of text. To the right of the text is a photograph of three people in business attire looking at a document. Below the 'Education Focus' section are three sub-sections: 'Classroom Based Education', 'Online Education', and 'IRWA Publications and Store'. On the right side of the page, there is a vertical sidebar with three main categories: 'Classroom Education', 'Online Education', and 'Credentialing'. Each category has a list of links. A red arrow points from the 'Online Learning Center Info' link in the 'Online Education' section of the sidebar to the corresponding text in the main content area.

Education

Education Focus

Billions of dollars are spent annually in the acquisition, management, and transfer of rights of way. With the technical skills required for proficiency in this complex activity, IRWA's specialized education and training programs provide an essential foundation for right of way professionals across the U.S. and Canada in all right of way disciplines: negotiation and acquisition, management, appraisal, relocation assistance, environmental, asset/property management, real estate law, engineering and surveying. Review the descriptions of the courses currently available. Or check our digital course catalog for an overview of all right of way courses: IRWA's Digital Course Catalog.

Classroom Based Education

Nearly 400 classroom based classes are presented annually through the United States and Canada Classroom based educational offering are facilitated by right of way professionals who have extensive practical experience within their discipline and the ability to engage participants in active learning, check for classes coming to you.

Online Education

IRWA currently offers over a dozen courses in an online format and has partnered with the Biz Library to offer a catalog of skill building classes, which can be used for recertification credit towards IRWA Certifications and Designations.

IRWA is partnering with Career WebSchool (core provider #570, MCE provider #0164) to offer online real estate courses. Specific course approval numbers are listed in the course descriptions on the Career WebSchool website.

IRWA Publications and Store

Classroom Education

- [Find A Class](#)
- [Course Descriptions](#)
- [Digital Course Catalog](#)
- [Publications & Store](#)
- [Cancellation Policy](#)

Online Education

- [Online Learning Center Info](#)
- [15 hr National USPAP](#)
- [7 hr National USPAP](#)

Credentialing

- [Generalist Career Path](#)
- [Specialist Career Path](#)
- [Your Course History](#)



19210 S. Vermont Avenue, Building A, Suite 100
Gardena, CA 90248
Phone: (310) 538-0233
www.irwaonline.org

Seats still available.
Sign up today!

Coming Soon!

Course 421: The Valuation of Partial Acquisitions

Course 421: The Valuation of Partial Acquisitions

Course Description:

This advanced course for the experienced appraiser deals with the special problems of the valuation of partial acquisitions, both fee and easement. The participant will learn various accepted appraisal methods in order to best determine the approach that is needed in any particular situation. To aid in understanding, this course includes numerous exercises and case studies.

This "how to" class includes:

- How to determine and appraise the larger parcel
- Techniques for appraising the part acquired
- How to identify and measure various types of damages
- How to value the remainder after acquisition
- Special benefits - ways to handle
- Before and after approach - how, why & when

Course Level:

Advanced

Topics:

- Review of the basic principles and the valuation process
- Utilization of both Federal ("Before and After") Rule and the State (Summation) Method in the valuation of partial acquisitions
- Allocation of the partial acquisition compensation among its components (i.e., value of the part taken, damages to the remainder, benefits to the remainder, cost to cure)
- Application of various methods to analyze and quantify the impacts of partial acquisitions on remainder properties
- Analysis of both temporary and permanent easements and valuation techniques
- Becoming a better expert witness

Prerequisites:

It is recommended that participants successfully complete IRWA Course 400 "Principles of Real Estate Appraisal" prior to attending this class, or have a minimum of one year practical appraisal experience or college appraisal class (minimum of 9 hours) or its equivalent.

AQB Credits:

The Appraiser Qualifications Board (AQB) has reviewed and approved this course for the following: *32 hours QE, 32 hours CE/E, 30 hours CE, Classroom through March 24, 2014.*

Course Tuition Includes:

Participant's manual; USPAP Text

Required Materials:

Handheld Calculator

Who Should Take This Course:

This course is geared toward experienced appraisers who are in the process of conducting partial acquisitions, as the course deals with the special problems of the valuation of partial acquisitions, both fee and easement.



Chapter 49:
www.irwa49.org

Region 7:
www.irwaregion7.org

International:
www.irwaonline.org

About the IRWA

Since its inception as a not-for-profit association in 1934, IRWA has united the efforts of its members toward professional development, strong ethics, and improved service to employers and the public, along with advancements within the right of way profession. IRWA is the unsurpassed source of right of way educational programs and professional services worldwide.

Our Members

Dedicated exclusively to the right of way profession, IRWA has nearly 10,000 members throughout the U.S. and Canada. Our members are multi-disciplined professionals employed by private industry and government agencies as Acquisition Agents, Appraisers, Environment Professionals, Engineers, Lawyers, Property Managers, Relocation Assistance Agents, Surveyors, and Title Experts.

Professional Development Focus

Billions of dollars are spent annually in the acquisition, management, and transfer of rights of way. With the technical skills required for proficiency in this complex activity, IRWA's specialized education and training programs, leading to professional certifications and the IRWA's designation, the SR/WA, provide an essential foundation for right of way professionals across the U.S. and Canada. Visit our website at www.irwaonline.org to review the descriptions of the more than 50 courses currently available and our credentialing program.

2012 CHAPTER 49 OFFICERS AND COMMITTEE CHAIRS

President 1 year International Director

Tom Kretzschmar
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Vice-President 2 year International Director

Donna Williams, SR/WA, R/W-RAC
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Treasurer

Louise Hooyer, SR/WA
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Kathryn Schreckenghost
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Professional Development

Judy Hartley, SR/WA, RW-NAC
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Membership

Bonnie Bailey, SR/WA
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Nominations and Elections

Sandra Dooley, SR/WA, R/W-RAC
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2012 Conference Bid

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Andrew Fraiser

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Newsletter

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Call List Coordinator

Chuck Coutts, SR/WA
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Alaska Membership Directory

Alan C. Trawver, SR/WA
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Website (Chapter 49 and Region 7)

Timothy A. Trawver, SR/WA
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Picnic Coordinator

Robert Ylvisaker
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Utilities

Ken Killgore
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Programs

Daniel Beardsley, SRWA
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Luncheon

Fran Wilson
wilsonfm@muni.org; 343-8283

Vacant Positions

Programs Co-Chair
Treasury Assistant
Nominations and Elections Co-Chairs