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September-October 2010

President's Message — William Larsen



We had a good turnout at the Joint ASA/IRWA Luncheon held September 28th. Approximately 70 members gathered to hear speaker David Mieger of LACMTA, welcome new member Scott McGookin, Redevelopment Project Manager of the City of Burbank, and greet old and new colleagues. The next membership luncheon will be held during the Fall Seminar, scheduled for Tuesday, October 26 at the Quiet Cannon in Montebello. We would prefer that you join us for the full day event, as the speaker line-up of this year's Fall Seminar Fall is a strong one.

Refer to the seminar flyer and registration form in this issue.



Each Fall Chapter 1's Board reviews, debates, and approves a budget for the following year. Treasurer David Graeler, Esq., is currently consulting members for input as he prepares to deliver the first draft of the budget to the Board.



If you are an SR/WA candidate unsure whether you would like to convert your candidacy to the designation track offered under the new professional development program I recommend that you contact Professional Development Chair Andrew Thompson, SR/WA, at athompson@semprautilities.com.

Upcoming Events:

- ◆ Tuesday, 10/26/10 — Fall Seminar, Quiet Cannon, Montebello
- ◆ 12/7/10—Tri-Chapter Luncheon hosted by Chapter 57, Mission Inn, Riverside

Ed Course Schedule

- ◆ C-802 Legal Aspects of Easements, Oct 22, Downey
- ◆ C-200, Principles of RE Negotiation, Nov 2-3, MTA HQ, Los Angeles
- ◆ C-900, Principles of RE Engineering, Dec 8-9, Downey



David Mieger, Deputy Executive Officer, Countywide Planning, LACMTA, addresses attendees at Joint ASA/IRWA Joint Luncheon held September 28

Joint ASA and IRWA Luncheon Meeting Photos



William Larsen, luncheon speaker David Mieger of LACMTA, and Charles Rice, ASA, President of Los Angeles Chapter of ASA



Morton Bernstein, Michael Yoshiba, Esq.; and David Welch, SR/WA



Kim Pasquariello, SR/WA; Vincent Maher, MAI; Michael Mason, MAI; Paul Norlen, MAI; new member Scott McGookin, and Mark Brusca

Joint ASA and IRWA Luncheon Meeting Photos



Charles Rice and Konstantin Akhrem, Chapter 1
President Elect



Marilyn Stuart, SR/WA, R/W-NAC, Chapter 1
Governance Chair

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Joint ASA and IRWA Luncheon Meeting Photos



William Larsen



Charles Rice, ASA




Left to right: Eva Polizzi, Diva Ramirez, and Aaron Aftergut, Chapter I Luncheon Chair

Joint ASA and IRWA Luncheon Meeting Photos



Tom Hanley, SR/WA, Chapter 1 Education Chair, at the podium



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Joint ASA and IRWA Luncheon Meeting Photos



Theresa Armistead, Frances Impert, SR/WA; and Diane Dominguez



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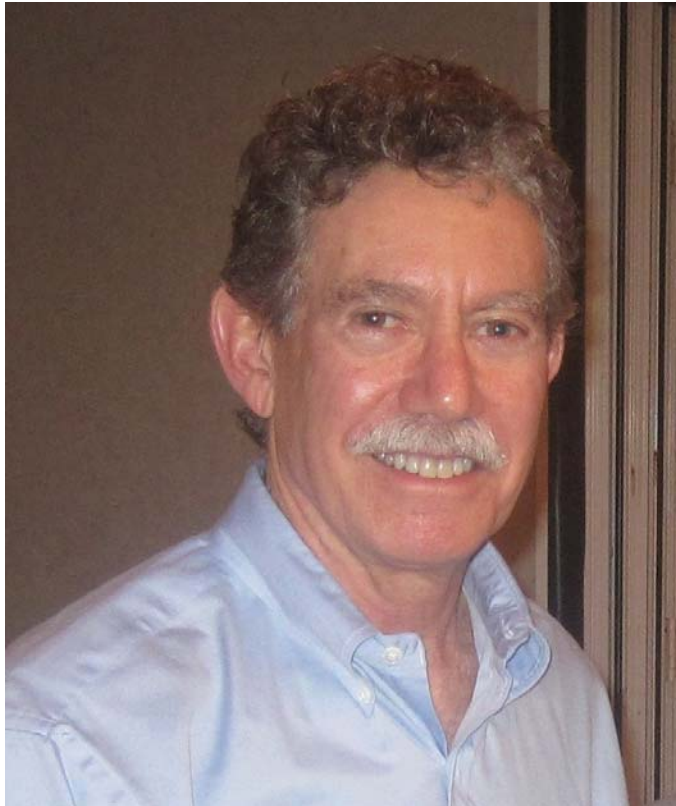
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Aaron D. Amster, ASA
 President

Member Spotlight

Morton Bernstein

Relocation Program Manager
Facilities Services Division, Asset Management Branch
Acquisition, Disposition & Relocation
Los Angeles Unified School District



For the last eight and a half years I have been the Relocation Program Manager for the New Facilities Construct Program at LAUSD, which is the largest public construction program in the nation's history to relieve classroom overcrowding: to date the District has acquired approximately 1,842 parcels of land (some 823 acres) in and around Los Angeles, relocated over 4,000 occupants (households and non-residential) with the goal of delivering 167,000 new school seats by the end of 2015. During this period, I have worked with, and learned from, some very talented and consummate professionals at LAUSD as well as many wonderful IRWA Chapter 1 members from all disciplines in the Right of Way industry.

I've been a licensed real estate broker for twenty-nine years. Some 10 years ago I was fortunate to discover, and become part of, the Right-of-Way industry. Until I joined LAUSD's New Construction team I honestly had never heard of the Right of Way Industry and thought "relocation" was moving corporate executives from the east coast to the Oakwood Apartments. As a result, these last ten years have presented a tremendous opportunity for professional growth -- challenging, but with an extremely satisfying and successful learning curve. Having already passed the comprehensive examination, I am only a couple of classes away from completing my SR/WA Certification.

Besides managing the Relocation Assistance Program at LAUSD I have been involved in acquisition, asset management, property management, as well as programs established in cooperation with other public agencies and private developers to build replacement housing for low income displacees and workforce housing for teachers at the School District. My work at LAUSD has been particularly gratifying knowing that we have provided much needed and long overdue new school facilities for thousands of kids in often neglected north, east, south and central Los Angeles neighborhoods.

Prior to joining the staff at LAUSD, I had somewhat of an eclectic background in architecture, the legitimate theatre (as a set designer), television and film (two Emmy Awards in the San Francisco Bay area for writing and producing public television programming for the hearing impaired) and finally, real estate where I worked in residential and commercial sales, leasing and property management, specializing in the entertainment and high-tech industry. I received an architecture degree from U.C. Berkeley and an M.F.A. in Theatre Arts from UCLA. I live with my wife, our very talented 14 year-old daughter, and two dogs in the [still] Nuevo-bohemian neighborhood of Venice.

Education Course Update

Chapter 1 Education Chair Tom Hanley, SR/WA is interested in your feedback regarding courses you are seeking. Tom may be reached at thanley@paragon-partners.com.

Chapter 1 –Sponsored Upcoming Courses			
Course	Dates	Location	Facilitator
802 – Legal Aspects of Easements	10/22/10	ERC, Downey	Bruce Beach, Esq.
200 – Principles of Real Estate Negotiation	11/2-3/10	LACMTA	Michael Heineke, SR/WA
900 – Principles of RE Engineering	12/8-9/10	ERC, Downey	Ralph Brown

Special Offer for New Members

Daniel Kazden, Membership Chair

IRWA is offering a special offer for all new members only. Membership dues for only \$170, plus chapter dues, for membership for the remainder of 2010 and all of 2011. This is a savings of \$50. This is a special offer and is not available online. Offer is only available from October 1, 2010 to December 31, 2010. Non members who attend our monthly meetings or take IRWA courses, this is a perfect opportunity to become a member. The special application, attached at the end of this newsletter, must be completed and mailed or faxed to IRWA HQ.

Updating Your IRWA Membership

1. Visit www.irwaonline.org
2. Highlight “Resources” in the upper right hand corner and then click on “Membership Directory”.
3. Click on Update Member Profile.
4. Enter your User Name and Password and click on Login. Your User Name is your membership number (contained on your membership card and dues renewal notice) and the Password is your last name. The Password is case sensitive, so ensure you capitalize the first letter and leave the rest in non-caps.
5. Update your information and click on “Submit. A new page will come up and you can choose to “Exit” or “Logout”.
6. That’s it! Your information will be automatically updated on the headquarters master list, which is also the one the Chapter uses for communications. Going forward, Chapter 1 monthly newsletters will be sent out via e-mail so it’s important to ensure your e-mail address is current.
7. If you do not have access to the Internet or have any questions about updating membership information, call Bonnie Gray at 310-538-0233.

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Chapter 1 - Los Angeles County Presents
2010 Annual Fall Seminar

Tuesday, October 26, 2010
 7:30 a.m. - 5:15 p.m.

Quiet Cannon - Montebello
 901 Via San Clemente
 Montebello, CA 90640
 323.724.4500

CONFERENCE SCHEDULE

7:30 a.m.	Registration & Continental Breakfast	1:30 p.m.	BREAK
8:00 a.m.	CEQA's Application to Right of Way Transactions <i>Speaker: Theresa Fuentes, Assistant City Attorney, City of Pasadena</i>	1:45 p.m.	Acquisition Appraisal - The Necessary Evil in Your Project: Right of Way Issues in Acquisition Appraisal from Proposal to Process and What the Agency and Appraiser Should Expect in a Project <i>Speakers: Syd Hawran, MAI, Donahue Hawran & Malm, LLC and Frances Wolfe Mason, MAI, Mason & Mason</i>
9:00 a.m.	Update on Expo Light Rail Transit Project - Phase II <i>Speaker: Monica Born, Project Manager, Expo Authority</i>	2:45 p.m.	101 Ways to Get Your Agency in Hot Water: Trip-Ups and Traps That Can Snag Right-of-Way Agents, Appraisers, and Lawyers, Costing Their Agency Clients Time and Money - and How to Avoid Them <i>Speaker: Rick Friess, Partner, Allen Matkins</i>
10:00 a.m.	BREAK	3:45 p.m.	BREAK
10:15 a.m.	Redevelopment Update: Keeping Your Money <i>Speaker: John F. Shirey, Executive Director, California Redevelopment Association</i>	4:00 p.m.	Goodwill - Forensic Accounting Issues in Determining Business Value <i>Speaker: Jaime Holmes, CPA, JD, CVA, ABV, CFF, Partner, Singer Lewak</i>
11:15 a.m.	The Interrelationship Between Goodwill, Relocation, and Reestablishment <i>Speaker: Rick E. Rayl, Partner, Nossaman LLP</i>	5:00 p.m.	Closing Remarks
12:15 p.m.	LUNCH Eminent Domain and Inverse Condemnation - Who will Handle Your Cases Now That Department 59 is Closed? <i>Speaker: Judge Elizabeth Allen White, Los Angeles County Superior Court</i>		

APPROVALS

Pending - Minimum Continuing Legal Education (MCLE) credit of 8 hours, 100% seminar attendance is required.

Pending - International Right-of-Way Association for Senior Designation Recertification Credits (SR/WA) 8 course hours, 100% seminar attendance is required.

Pending - State of California, Office of Real Estate Appraisers for 8 hours of Continuing Education Hours, 100% seminar attendance is required.

Note: Please bring your identification of designation for each professional credit desired for the seminar completion certificate (i.e. verification of OREA license number).



Chapter 1 - Los Angeles County Presents
2010 Annual Fall Seminar

REGISTRATION FORM

Name _____ Chapter No./Member No. _____
 Firm _____ Email _____
 Address _____
 Phone _____ Fax _____
 California Appraisal License No. _____ SR/WA Recertification Needed? YES NO
 (if applicable) (please circle one)

Please register early, space is limited
 \$95 Member; \$110 Non-member (if received on or before 10/15/10)
 \$105 Member; \$120 Non-member (if received after 10/15/10)
 Lunch only - \$25 (Vegetarian available upon request)

Make checks payable to:
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 213.612.7800

8 HOURS MCLE Credit - Pending

8 HOURS SR/WA Recertification Credits - Pending

8 HOURS of OREA Continuing Education Credits - Pending

****All refund requests must be made in writing. 50% of the registration fee may be retained if cancellation notice is postmarked less than 10 days before the seminar.****

Case of the Month

By John E. Mackel III, Esq., partner, Demetriou, Del Guercio, Springer & Francis, LLP

“Just How Long Is the Time Limitation to Bring an Inverse Condemnation Claim?”

Statute of Limitations – Inverse Condemnation Claim for Damage to Property

William Bookout v. State of California ex rel. Dept. of Transportation (2010) 186 Cal.App.4th 1478

William Bookout (“Plaintiff”), waited almost five years to file his lawsuit concerning repeated flooding caused by an inadequate drainage pipe that ruined his plant nursery business. Perhaps he thought that the five-year statute of limitations governing inverse condemnations actions applied. Plaintiff brought his action against Caltrans, a few other public entity defendants and the Union Pacific Railroad (“Railroad”) asserting claims of inverse condemnation, nuisance, trespass and negligence. The trial court granted non-suit after trial of the inverse condemnation claim and then granted judgment on the pleadings on the tort claims. Plaintiff appealed these rulings. However, the appellate court affirmed. Because a taking by a public entity through possession and control of the plaintiff’s property was not proven, a three-year statute of limitations governing damage to property applied pursuant to Code of Civil Procedure Section 338, subdivision (j). Additionally, Plaintiff lacked facts necessary to prove later accrual dates for his causes of action.

FACTS:

In 2000, Plaintiff acquired unimproved real property that he used for his nursery business. A 24-inch pipe owned by the Railroad was supposed to conduct water away from the Plaintiff’s property onto the property on the other side of the Railroad’s raised rail bed. A public entity defendant, Pismo Oceano Vegetable Exchange (“Exchange”), owned the property on the other side of the Railroad’s bed, which it purchased from the Railroad. Around 1977, Exchange installed a junction box on its side of the pipe that diverted the water 90 degrees through a second 200-foot long pipe to a retaining pond. However, the junction box is inadequate and causes water to back up and flood Plaintiff’s property.

In addition, another public entity defendant, Oceano Community Services District (“District”) owns a water well that discharges into a drainage ditch on Plaintiff’s property that runs into the 24-inch pipe. A District employee testified at trial that Plaintiff complained shortly after buying his property that it flooded every time it rained.

On the other side of Plaintiff’s property from the railroad bed, defendant, Caltrans owns Highway 1 and defendant, County owns streets that meet in an intersection that drain into the drainage channel on Plaintiff’s property. A County employee testified at trial that, before he retired in 2002, he met with Plaintiff concerning his complaints about damage to his property due to flooding. In addition, in a June 2002 County questionnaire placed in evidence at trial, Plaintiff stated that his property flooded one-foot deep approximately once a year and that the flooding damaged his nursery inventory.

Plaintiff waited until May 2, 2006 to file his lawsuit against Caltrans, the District, the Railroad, the County and the Exchange for inverse condemnation, nuisance, trespass, and negligence. He alleged that the flooding ruined his nursery business.

Trial of the inverse condemnation cause of action was bifurcated from the other causes of action and was tried before the court without a jury. At trial, Plaintiff’s expert asserted that the pipe

under the railroad tracks was too small, that Exchanges' extension was poorly designed, the District's well added silt and debris, that improvements and changes in condition in the County's, Caltrans' and District's use caused the watershed conditions to worsen, and the defendants failed to perform proper maintenance. During trial, Exchange settled with Plaintiff, so trial proceeded against the remaining defendants.

When Plaintiff rested his case, the defendants moved for a judgment of nonsuit, which was granted. The court found that a three-year statute of limitations applied and that Plaintiff's lawsuit, which accrued prior to mid-2002, was barred by the limitations period. In addition, the court found that Plaintiff had failed to carry his burden of proof that the District, County or Caltrans caused the flooding. Although the court found that the Railroad may have been negligent in failing to enlarge the culvert, the court found that the Railroad was not a public entity subject to an inverse condemnation liability.

Subsequently, the defendants moved for judgment on the pleadings for the remaining causes of action based upon collateral estoppels from the nonsuit ruling, which the court granted. The court found that Plaintiff failed to prove causation as to the County, District and Caltrans. Although the Railroad may have been negligent, the court found that the statute of limitations barred liability on the remaining causes of action against the railroad.

INVERSE CONDEMNATION STATUTE OF LIMITATIONS

Plaintiff contended that the wrong statute of limitations was applied. The trial court applied Code of Civil Procedure Section 338, subdivision (j), which provides a three-year statute of limitations applicable to an action to recover for physical damage to private property under Section 19 of Article I of the California Constitution, which requires just compensation where private property is taken or damaged by a public entity. However, Plaintiff asserted that a five-year statute of limitation applies to actions for inverse condemnation citing Code of Civil Procedure Sections 318 and 319. The court of appeal affirmed the trial court in finding that a three-year statute of limitations applies if the property is damaged and a five-year statute of limitations applies if the property is taken. (See, Patrick Media Group, Inc. v. California Coastal Com. (1992) 9 Cal.App.4th 592, 607.) In Lyles v. State of California (2007) 153 Cal.App.4th 281, 285, a three-year statute of limitation applied to a property owner's claim that his property was damaged by a flood caused by a blocked state-owned culvert. However, in Frustruck v. City of Fairfax (1963) 212 Cal.App.2d 345, a five-year statute of limitations applied where the city entered plaintiff's property, widened a drainage ditch and constructed a berm. Here, no public entity physically entered Plaintiff's property or maintained possession or control over any portion of it.

Also, Plaintiff argued that, in applying the statute of limitations, the trial court should have used a "date of stabilization" as the date the cause of action accrued. The determination of when the statute of limitation accrues is a question of fact. In Pierpont Inn, Inc. v. State of California (1969) 70 Cal.2d 282 (disapproved on other grounds in Los Angeles County Metropolitan Transportation Authority v. Continental Development Corp. (1997) 16 Cal.4th 694), plaintiff reasonably awaited the completion of a freeway construction project on his land to determine more accurately the extent to which its remaining property would be damaged. Accordingly, Pierpont stands for the proposition that where there is a continuous and repeated damage, incident to a public improvement, the limitations period does not begin to run until the situation has stabilized. Nevertheless, here, the trial court found that the situation had been stabilized for years before Plaintiff bought his property.

2010 Officers and Executive Board

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<i>Environmental</i>	Mohammed Estiri, Ph.D Eco & Associates, Inc.	714 289-0995	mestiri@ecoinc.info
<i>Fall Seminar</i>	David Graeler, Esq., Co-Chair Nossaman LLP Kelly Kitasato, R/W-AMC, Co-Chair City of Pasadena	213 612-7800 626 744-7356	dgraeler@nossman.com kkitasato@cityofpasadena.net
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<i>Liaison</i>	Holly Rockwell, SR/WA, R/W-NAC Epic Land Solutions	310 626-4848	hrockwell@epicland.com
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October – December 2010 Calendar of Events

October	26	7:30 AM- 5:15 PM	Fall Seminar David Graeler, Esq. and Kelly Kitasato, R/W-AMC	Quiet Cannon 901 Via San Clemente Montebello, CA
December	7	11:00 AM- 1:30 PM	Tri-Chapter Holiday Luncheon Hosted By IRWA Chapter 57	Mission Inn Riverside

*Please Join Chapter 57 and
Celebrate the Joyous Holiday Season
With the Annual Tri-Chapter Luncheon*

Date: December 7, 2010

Registration Begins: 11:00 am

Location: The Mission Inn, Riverside, CA

SCHEDULE OF EVENTS:

Check In: 11:00 a.m., Cost: \$65

*Luncheon: Holiday Buffet
No-Host Bar*

2 Complimentary Bottles of Wine on Each Table

Door Prizes and a Silent Auction

Parking: Valet at \$12 or \$5 at nearby parking garages

*Seating is extremely limited requiring advance payment
No cancellations or refunds*

Guest Speaker: John Standiford

Deputy Executive Director

Riverside County

Transportation Commission



International Right of Way Association Chapter 57 – Inland Empire Cordially Invites You to the 2010 Tri-Chapter Luncheon

*For Additional Information or Questions Contact
Chapter 57 Event Chair, Lisa Dunham at (951) 826-8307*



REGISTRATION FORM

Name: _____ *Chapter No.* _____

Firm: _____ *E-mail Address:* _____

Address: _____

Phone: _____ *Fax:* _____

Guest/Spouse: _____

of Persons x \$65 \$ _____

Luncheon Buffet Menu and Complimentary Wine at Table

Payment must be received by November 22, 2010

Mention Tri-Chapter Attendance for Discount at Valet and Garage Parking

*Please make checks payable to IRWA – Chapter 57 and mail to:
Jan Spindler, City of Riverside, 3900 Main Street, 5th Floor, Riverside, CA 92522*



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

Coming Soon!

Course 802: Legal Aspects of Easements

Course 802: Legal Aspects of Easements

Course Description:

Designed as a course for experienced right of way professionals, this course provides the background theory and rationale of easements. Terminology and concepts are brought to life with examples and exercises. Through an understanding of legal considerations, future problems can be avoided in the appraisal, acquisition and management of easements. This course teaches the participants the following: definition of easement; two types of easements; who or what is entitled to the benefit of easements; the difference between dominant and servient tenement; primary factor analyzed in the interpretation of an easement; definition of a license; three types of ambiguous grants of interests; ten ways an easement may be created; reservation and exception of an easement; three ways to create easement by reference; similarity between an implied grant and an implied easement; difference in requirements between an implied reservation and an easement by necessity; examples of easements created by estoppel; how to obtain an easement by prescription; requirements to prove the termination of easements; how to release an easement; definition of merger; termination of an easement by estoppel; and the effect of foreclosure on an easement.

Prerequisites:

It is recommended that participants have a minimum of one (1) year of professional right of way experience prior to attending this class.

Topics:

- Types of easements
- Rules of construction for easements construed against grantor, specific terms in grant
- Creation of easements; express grants; express reservations by reference; implied grant by necessity, by condemnation, by prescription
- Termination of easements, abandonment, expiration/purpose ceases, release, merger estoppel, eminent domain, vacation
- Scope of use, exclusive vs. non-exclusive, division of dominant estate
- Maintenance and repair, obstructions
- Location and width, blanket easements by necessity, relocation

Course Level:

Advanced

Course Tuition Includes:

Participant's Manual

Who Should Take This Course:

This course is designed for experienced right of way practitioners who are in need of information on the theory and rationale of easements as to avoid future problems in the appraisal, acquisition and management of easements.

Last Name	First Name
Title	
Company Name	
Address	
City, State, Zip	
() -	<input type="checkbox"/> Yes <input type="checkbox"/> No
Phone	Member
Member ID Number	
Email Address	

If payment includes the fees for registrants other than yourself, check here:
 (Please submit names of other registrants on a separate paper along with this form)
 Will you also be attending? Yes No

Member Tuition	Non-Member Tuition	Total Tuition Amount Due
\$265.00	\$330.00	\$_____

Total Member Registrants: _____
Total Non-Member Registrants: _____

PRINT NAME AS IT APPEARS ON CARD: _____

Amex MC Visa Card #: _____ Exp: _____ 3-Digit CVV: _____

Signature: _____ Amount to be Charged: _____

Course 802: Legal Aspects of Easements

Sponsor: IRWA Chapter 1
Date: October 22, 2010
Time: 8:00 AM - 5:00 PM
City: Downey, CA

Class Location:
 Energy Resource Center
 9240 Firestone Blvd.
 Downey, CA 90242
 Phone: (562) 803-7434

Four Ways to Register:
Online: www.irwaonline.org
Fax: (866) 388-7419
Phone: (310) 538-0233, x138
Contact Coordinator

Cancellation Policy: All classes scheduled by IRWA chapters are subject to cancellation. All class registrants are encouraged to contact the Course Coordinator prior to making travel arrangements, keeping in mind that the class may be canceled at any time at the chapter's discretion. Fully liquidated damages for any losses incurred by a class registrant are limited solely to a refund of the registrant's prepaid course registration, if any, and IRWA and its chapters assume no other registrant liability resulting from class cancellation. Please see irwaonline.org for complete policy details.

Refund Policy: Written notification of intent to cancel registration must be received by both the Course Coordinator and Headquarters Staff prior to the class start date in order to be eligible for a tuition refund. **100% refund** if notice is received 15 days or more prior to class start date; **75% refund** if notice is received less than 15 days prior; **no refund** will be issued for notice received on or after class start date.

Accommodations:
 Embassy Suites
 8425 Firestone Blvd.
 Downey, CA 90013-1011
 Phone: (562) 861-1900

Rates: (starting at)
 Single/Double: \$189 + Tax

Please contact the hotel directly for rates and reservations.

Course Coordinator:
 William Larsen
 Integra Realty Resources—Los Angeles
 16030 Ventura Blvd., Suite 620
 Encino, CA 91436
 Phone: (818) 290-5428 / Fax: (818) 290-5401
 Email: wlarsen@irr.com

About the Facilitator:

Bruce Beach received his BA Degree in Political Science from Miami University, Oxford, OH, Law Degree from California Western University School of Law, San Diego, CA and his Masters of Law from Southern Methodist University, Dallas, TX. Mr. Beach has represented and assisted his public and private clients in proceedings related to real property matters; condemnation; and, in his specialty eminent domain and property litigation. He has tried numerous eminent domain cases in Superior Court, handled many appeals, and had over 15 eminent domain cases certified for publication. Before becoming a partner of the Law Firm of Best Best & Krieger based in San Diego, he was a partner at Jennings, Engstrand & Henrikson, San Diego, CA; County Counsel for the San Diego County and the County of San Diego Flood Control District. He also represented various school districts in civil litigation cases involving eminent domain, real property public construction contracts and property related tax issues. Mr. Beach has conducted training seminars for appraisers, attorneys and right of way agents.

200 Principles of R. E. Negotiation 11.02.10 Los Angeles, CA

Start Date: 11/02/2010
End Date: 11/03/2010
Course Level: Beginning
No. of Days: 2 days
CEU Credits: 16.00
Class Time: 8:00 a.m. - 5:00 p.m. daily
Tuition: \$415 member / \$520 non-member

Sponsored By: Chapter 1

Description: 

FACILITATOR:

Michael L. Heineke, SR/WA provides full Right of Way Services through his own company, the Heineke Consulting Group, Inc. He received his Bachelor of Science Degree in Petroleum Engineering from the University of Southern California, with postgraduate studies in Geological and Environmental Sciences at Colorado School of Mines and University of California – Irvine Campus. His experiences as a Senior Right of Way Agent for the County of San Bernardino and the City of Huntington Beach spanning nearly 20 years provides Mr. Heineke with a unique perspective in all aspects of appraisal and acquisition of real property, including residential, industrial, commercial, vacant land, oil, gas, and mineral resources. He is an expert witness in condemnation trials and holds lifetime teaching credentials in both Los Angeles County and Orange County Community College Districts.

COURSE COORDINATOR:

Diane Dominguez
Los Angeles Metropolitan Transportation Authority
One Gateway Plaza
Los Angeles, CA 90012
Phone: (213) 922-5253
Fax: (213) 922-2440
Email: dominguezd@metro.net

CLASS LOCATION:

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