

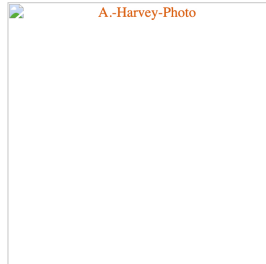


Issue #2022-2023, Q3

February 24, 2023

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CHAPTER NEWSLETTER



April C. Harvey, President

President's Message

Greetings All!

The Chapter started off the year with its first board meeting in February and discussed many upcoming events such as the Spring Forum to be attended by the Chapter Treasurer and PDC Chair in Oakland during the month of April 2023.

As a reminder, the Appraisal Institute lunch is scheduled for March 2023 and the Valuation Seminar is scheduled for May 2023. Please feel free to reach out to Ryan Hargrove with any questions that you may have on these events. Information on the Appraisal Institute Lunch can be located under the events Tab on the Chapter 1 Website. Please don't forget to register early!

As a reminder, if you are planning to attend the annual IRWA Education Conference in Denver, CO, June 25-28, 2023, please take advantage of early registration via IRWA Headquarters Website.

In other news, the Chapter will be opening nominations for officers soon and if you're interested in serving and volunteering at the local chapter level, please contact our Nominations & Elections Chair located on the Chapter Website.

Finally, we're always looking to hear from our members and welcome any and all new ideas or comments, so please don't hesitate to approach any one of us at any of our upcoming events. We look forward to seeing you soon.

rect833-8

Valuation Committee Update

By: Ryan Hargrove and Paul Norlen

SCCAI AND IRWA-LA JOINT LUNCHEON AND PROGRAM

The Impact of Recession and Inflation on Property Values

Date: March 14, 2023

Quiet Cannon (in Montebello Country Club)
901 N. Via San Clemente
Montebello, CA 90640

Speakers:

Matthew Lubawy, MAI, CVA
John Penner, MAI,

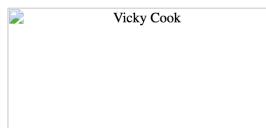
CHECK IN AT 11:30 AM
PROGRAM STARTS AT 12:00 PM
LUNCH IS INCLUDED
PARKING: FREE

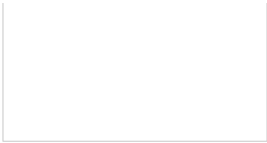
TOPIC: THE IMPACT OF RECESSION AND INFLATION ON PROPERTY VALUES

This presentation by Matt Lubawy, MAI, CVA and John Penner, MAI, will focus on the future effects of recession and inflation from an historical perspective. There have been 14 recessions since the Great Depression of the 1930's, 7 periods of high inflation and 4 periods of deflation. The relationship between Cap-Rates and Interest Rates will be explored. Lastly, these effects will be discussed in relation to different property types and what might unfold in 2023.

[Register Now](#)

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Project Spotlight – Port of Long Beach Pier B On-Dock Rail Support Facility

by **Vicky Cook, OPC/TranSystems**

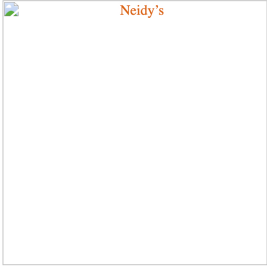
2023 marked the first in-person State of the Port address at the Port of Long Beach since the pandemic. Highlighted in Executive Director Cordero's address was the progress of the Port's signature \$1.5 billion capital project – the Pier B On-Dock Rail Support Facility.

OPC, now a division of TranSystems, is proud of our involvement on this project, with several Chapter 1 and other IRWA chapter members in crucial roles.

[Read more](#)



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Congratulations are in order!

by **Neidy Pinuelas**

Rasesh (Ray) Mehta, SR/WA-GN

Senior Right of Way Professional – Generalist

Kalysha Murphey, SR/WA-GN

Senior Right of Way Professional - Generalist

Diana T. Kwan, SR/WA-GN

Senior Right of Way Professional - Generalist

Seyou Oh, SR/WA-GN

Senior Right of Way Professional – Generalist

July Ly Yokogawa , RWP-TN

Right of Way Professional Certified – Transportation

Carlo Achdjian, RWP-GN

Right of Way Professional Certified – Generalist

Gina Franco, RWP-GN

Right of Way Professional Certified - Generalist

Everett Ricky Tankersley, RWA

Right of Way Agent (RWA)

Haben Mahri Woldemariam, RWA-GN

Right of Way Agent - Generalist

Simon Asano, RWA-GN

Right of Way Agent – Generalist

Adriana Raza, RWA-GN

Right of Way Agent – Generalist



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Leader's Light the Way 2.0 Memorial Scholarship

Funded by the Right of Way International Education Foundation (RWIEF)

This scholarship offers an impactful way to combine the RWIEF's mission and the values of past IRWA leaders.

One \$2,500 scholarship toward IRWA education courses will be available to each of IRWA's 68 Chapters within the 10 Regions.

[Read more](#)



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Valuation Committee Update By: **Ryan Hargrove and Paul Norlen**

Upcoming Events Save The Date





May 25, 2023
 The 31st Annual Chapter 1 Valuation Seminar
 An In-Person, Full-Day Event
 Covering Valuation Topics Important
 To Right of Way Practitioners
 at a To Be Determined Los Angeles County Location
 More Information to Come

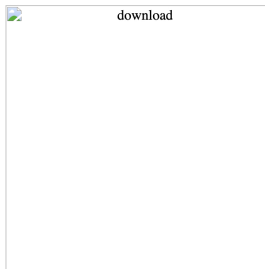
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Save The Date
Annual Conference 2023 Location - Denver, CO

Hyatt Regency Denver at Colorado Convention Center
 650 15th Street
 Denver, Colorado, United States 80202

[Read more](#)

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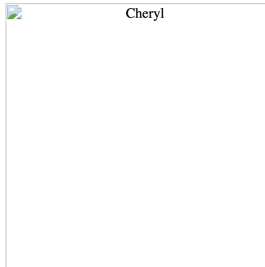
Environmental Subcommittee
 by William O'Braitis, CEG

BROWNFIELD DEVELOPERS BREATHING EASIER SOON? CALIFORNIA ATTENUATION FACTOR FOR VAPOR INTRUSION

In February, staff from the California Department of Toxic Substances Control (DTSC) published an article in a technical journal (Groundwater Monitoring & Remediation) that suggested that vapor attenuation in California is different from what is observed nationwide by the United States Environmental Protection Agency (USEPA). Publication of the data and the findings is an important step in revising the current vapor intrusion guidelines that stalled the development of brownfield properties in the state.

[Read more](#)

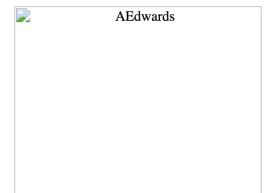
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SoFi Stadium Tour
 By Cheryl DeMucci, Transportation Co-Chair

[Read more](#)

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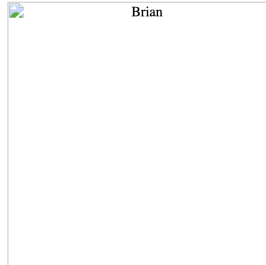


Courses for February – July 2023

By: **Alana Edwards**

3/31/2023 – C102 Elevating Your Ethical Awareness – Instructor, Connor McDonald
4/17/2023 – C400 Principles of Real Estate Appraisal – Instructor, Larry Castellanos (In Person Class - Location TBD)
5/23/2023 – C203 Alternative Dispute Resolution – Instructor, Stephen Kiley
6/1/2023 – C603 Understanding Environmental Contamination in Real Estate – Instructor Fred Walasavage
7/20/2023 – C201 Communication in Real Estate Acquisition – Instructor, Stephen Kiley
8/10/2023 – C900 Principles of Real Estate Engineering, Instructor, Laura Slye

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In Memoriam to David Stadler

by **Brian Everett, OPC/TransSystems**

On August 1, 2022, the world lost a true pioneer in relocation services, David Stadler.

David Stadler was one of the original founders of Pacific Relocation Consultants, which later becoming Overland, Pacific & Cutler in 2003. Over his long career as a relocation advisor, he was well-loved by his peers and respected for his knowledge of the Uniform Act and relocation law. We take solace and pride in the incredible legacy that he left behind, the impact that his work has had across LA County and the state, and the contributions he made to building OPC.

In 1980, David Stadler founded Pacific Relocation Consultants, which he grew into one of the largest and most respected relocation assistance firms in California. David Stadler was later joined at the helm by Barry McDaniel, Steve Oliver, Marek Karon, and Mark La Bonte. As Pacific Relocation Consultants, the firm had participated in such landmark projects as the World Trade Center in Long Beach, the Staples Center in Los Angeles, Petco Park in San Diego, and the expansion of LA Metro's light rail system.

[Read more](#)

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