

**BRIAN D. PEDRICK, IFAA**  
**PA State Certified General Appraiser, License # GA-001200L**

**FORMAL EDUCATION:**

The Pennsylvania State University, University Park, PA 16802. Received a Bachelor of Science degree in General Agriculture in 1982.

National Association of Independent Fee Appraisers Inc.

Principles of Farm, Ranch and Rural Appraising - 1996

Advanced Farm, Ranch and Rural Appraising - 1996

Capitalization Rates, Discount Rates and Ratios - 1996

Uniform Standards of Professional Appraisal Practice -1997,2000,2003, 2005

Pennsylvania Real Estate Appraiser Law and Regulations - 2000, 2002, 2004, 2011

Litigation Valuation - 2001

American Society of Farm Managers and Rural Appraisers

Conservation Easement Valuations & Case Studies - 2006

Oil, Gas and Mineral Appraisals - 2010

Appraisal Institute

Partial Interest Valuation - Undivided - 2000

Uniform Appraisal Standards for Federal Land Acquisitions - 2004

Valuation of Conservation Easements - 2008

Assessors' Association of Pennsylvania

Fundamentals of Real Estate Appraisal - 1993

Site and Market Analysis - 1993

Cost Approach to Value - 1993

Income Approach to Value - 1993

Appraisal Standards and Ethics - 1995, 1997

Pennsylvania Real Estate Law and Regulations, 1999

Berks Real Estate Institute

Real Estate Tax and Investment, 1998

Pennsylvania Realtors Institute

Appraisal Standards and Ethics - 1993

Narrative Report Writing - 1993

Introduction to Commercial Appraisals - 1993

Institute of Real Estate Studies

Real Estate Law - 1993

Real Estate Investment - 1995

Real Estate Finance - 1995

Residential Construction - 1996

Property Management - 1997

Lee and Grant Company

Appraising Historic Properties - 1995

Environmental Hazards - 1995

Eminent Domain - 1995

Appraisal Standards and Ethics - 1995

McKissock Data Systems  
Real Estate Fraud - 2001  
Expert Witness Testimony - 2001  
USPAP - 2007, 2009, 2011

Pennsylvania State University  
Agricultural Engineering Workshop - Dairy Housing - 2002  
Forest Steward's Program - 40 hours - 2008

Received credit for 21 undergraduate business courses from area universities, 1985-1988.

### **PROFESSIONAL EXPERIENCE:**

**Agrarian Associates, Inc.:** President and PA State Certified General Appraiser, 1995 to present. Responsible for the administration of appraisal services for the south-central Pennsylvania area. Agrarian Associates Inc. is an appraisal company that specializes in Real Estate appraisal of agricultural properties, including Market Values, Agricultural-Use Values, Property Tax Assessment Appeals and Conservation Easement Valuations.

**USDA Farmers Home Administration:** 1983-1993. County Supervisor in Lancaster, Berks and Schuylkill Counties. Responsible for the administration of a variety of Agricultural and Residential loan and grant programs including all aspects of loan making and servicing. Duties included appraisals of farms, residential properties and chattels and providing management and technical advice to borrowers as well as the management of the county office. Caseload included 150 farm accounts and 600 housing accounts.

#### ***Certification, Designations and Memberships:***

Pa. State Certified General Appraiser. General Certification # GA-001200-L.  
Senior Agricultural Designation - National Association of Independent Fee Appraisers (NAIFA).  
Master Planner Class - Lancaster County Planning Commission - Spring 2002  
Member of the Assessors' Association of Pennsylvania (AAP).  
North Cornwall Township Agricultural Preservation Board Member  
Member of the Lebanon County & Pennsylvania Builders Association  
Past President, Mount Gretna Snowmobile Volunteers  
Member

### **SAMPLE ASSIGNMENTS (Agrarian Associates Inc.):**

2,500-sow farrow to feeder complexes  
1,400,000-bird layer operation  
Several 500+cow dairy facilities  
2,800-sow farrow through wean facilities  
Sew pig nurseries  
Wean through finish hog facilities  
120,000 bird embryo egg complex and incubation facilities  
48-unit subsidized elderly housing complex  
100,000 bird/year feather bird complex (fly fishing lures)  
Over 50,000 Acres of Land for Agricultural and Conservation Easement Purposes

### **ACCOMPLISHMENTS (FmHA):**

County Office of the Year, 1991.  
County Supervisor of the Year, 1989.  
Runner-up County Office of the Year, 1985.  
Most active office in Pennsylvania based on loan volume, 1991 and 1992.  
Only office in Pennsylvania to implement the Guaranteed Rural Housing Loan Program(1992).  
Among the lowest farm and housing program delinquencies in Pennsylvania.  
Eliminated 25 collection farm accounts while covering Berks/Schuylkill Counties.

### **ACCOMPLISHMENTS (Agrarian Associates Inc.):**

Real Estate Appraisals of 250-350 agricultural properties per year.  
Approved appraiser by most of the agricultural lenders throughout central and south-central Pennsylvania.

Counties serviced include; Adams, Bedford, Berks, Blair, Bradford, Cambria, Centre, Chester, Clinton, Columbia, Cumberland, Dauphin, Franklin, Fulton, Huntingdon, Juniata, Lackawanna, Lancaster, Lebanon, Lycoming, Mifflin, Monroe, Montgomery, Northampton, Northumberland, Perry, Schuylkill, Snyder, Somerset, Susquehanna, Union, Wayne and York.

### **OFFICE:**

Agrarian Associates, Inc.  
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Lebanon, PA 17042  
(717) 228-1510 - telephone  
(717) 228-1512 - fax  
agrarian@verizon.net - e-mail  
agrarianonline.net - website