



Chapter 32

Spring 2024 Newsletter



President's Message

Brian R. Eades, MAI, CCIM, R/W-AC

Greetings Chapter 32!

Chapter officers attended the Region 6 Spring Forum in Tampa, Florida in April. The symposium, entitled *All Things Right of Way*, featured several informative speakers representing various facets of the industry. IRWA Vice President Koby Godwin, SR/WA and Immediate Past President Judy Jones, SR/WA, R/W-AC, R/W-NAC were in attendance. Chapter 22 will host the Fall Forum in Savannah, Georgia in October. For more information, see details below.

The *70th Annual International Education Conference* (IEC) will be held in Long Beach, California from June 23-26, 2024. Several Chapter 32 members will be in attendance. On that note, I am very pleased to announce that the International Nominations and Elections Committee selected Chapter 32 as a finalist for Chapter of the Year. The winner of the Chapter of the Year Award will be announced during an awards luncheon at the IEC. Congratulations to all of our Chapter members who worked so hard to get us to this point.

Chapter 32 is growing! Seven industry professionals have joined our ranks since January 2024. Several of these new members were in attendance at our April meeting. We are glad to have you join Chapter 32 and look forward to seeing you at our next meeting.

The Chapter continues to offer quality education to both its members and the Association. Take a moment and browse the *IRWA education website* and select Chapter 32 from drop down menu. Chapter 32 will offer C100: Principles of Land Acquisition (2-day course; virtual) on June 6-7, 2024. Look for other courses sponsored by Chapter 32 throughout the spring and summer.

I hope to see everyone at our next Chapter meeting on June 4, 2024 at the Loveless Café in Nashville. Next year's slate of officers will be inducted at this meeting. In addition, staff from the FHWA's Nashville office will provide a presentation. We will also give out awards – congrats to Robin and Dyan. And I also want to congratulate Carolyn Bunch on her RWA-GN certification and Angel Bailey on her SR/WA designation. Details on awards and certifications below.

In closing, it is hard to believe that another year has flown by and my time as Chapter President is nearing an end. It has truly been an honor to serve

in this capacity and I appreciate all the support that you, as a Chapter, have provided throughout the year.

RSVP for our June Meeting!

On Tuesday June 4, 2024 we will hold our Officer Induction & Awards Chapter Meeting at the Loveless Café (8400 Hwy 100 Nashville, TN 37221) at 11:30 AM – 1:00 PM. The speaker will be from FHWA's Nashville office. We hope to see everyone in June! Registration will be \$25 per person. If this is your first Chapter 32 meeting, please use discount code **FIRSTTIME** at checkout for one-time free registration. Please RSVP by May 27th!



[**RSVP Here**](#)

Chapter 32 June Lunch Sponsorship - \$150

We will print your organization name and logo on all meeting materials and share on social media. Help bring attention to your organization and to Chapter 32! If you have any questions, please reach out to *Dyan*. Sponsorship will close May 31st.

[**Click Here to Sponsor**](#)

April 30, 2024 Chapter 32 Spring Election Meeting

On April 30, 2024, Chapter 32 met for our Spring Election Meeting at the Loveless Café in Nashville. We had over 40 attendees and had a wonderful time with great food! Congrats to all officers who were elected. These officers will be inducted during the June 4, 2024 Meeting.



International Director (One Year): **Brian Eades, MAI, CCIM, R/W-AC**

International Director (Two Year): **Ben Baggett, CREA**

President: **Ben Baggett, CREA**

President Elect: **Dyan Damron, PE, PTP**

Treasurer: **Johnathan Reagan, RWP-TN**

Secretary: **Jason Crump, R/W-AC**

Also, congrats to our awards winners who will receive their awards during the June meeting.

Region 6 Professional of the Year: **Robin A. Upchurch, SR/WA, R/W-RAC**

Chapter 32 Professional of the Year: **Dyan Damron, PE, PTP**

Spring Forum in Tampa

Several of our Chapter 32 members attended the Region 6

Spring Forum & Symposium in Tampa, FL April 2-5, 2024. The meeting was a sold out crowd with lots of educational courses and presentations. Plus the beach scenery was a huge bonus. You can view all the photos at [2024 Region 6 Spring Forum](#).



And mark your calendars for the 2024 Region 6 Fall Forum in Savannah, GA October 7-9. See the [flyer here](#) and see [sponsorship opportunities here](#).

Congrats to our newly certified Chapter 32 members

Carolyn Bunch recently received her RWA-GN

Angel Bailey recently received her SR/WA

Congrats on this distinguished accomplishment!

ChIP Incentive Program

Major kudos to Candise Tuggy, SR/WA for her role as Membership chair and getting our Chapter 32 membership renewal numbers! Because of her work, our Chapter 32 received one IRWA Education Conference registration which will go to Candise, and two Annual Membership fees will go to past presidents Rhett Turner, MAI, SR/WA and Brett Spaulding, MAI, SRA, R/W-AC.

Classes are Available from Chapter 32

The following upcoming course will be held virtually:

6/6/24 - 100 Principles of Land Acquisition – Clyde B. Johnson

Please [register here](#) and make sure to select the Chapter 32 pull down menu!

Save the Date!

We plan to hold a day-long education course including a Chapter 32 member lunch on Thursday September 12th, 2024 at Randy Button's location in Cool Springs. Details to come soon.

Snow-mageddon

Remember the massive snow most Middle Tennessean's got in January?!? Just like our Chapter 32 members' pups, we all had very mixed feelings about it!



Jenni Kriner's dog Sadie enjoyed a long snowy walk...



But Sadie seemed to prefer being cozy by the fire!



Dyan Damron's dog Bandit loved playing in the snow...



Bandit's sister preferred preferred observing the snow!

2024 Pacific Coast Golf Classic

El Dorado Park Golf Course

Tuesday, June 25, 2024



In conjunction with the 70th Annual International Education Conference, the Right of Way International Education Foundation (RWIEF) and the Canadian Right of Way Education Foundation (CRWEF) are hosting their 27th Annual Golf Tournament. The tournament is limited to 144 participants, and all proceeds are donated to the Education Foundations. See more details at [***Golf Classic***](#) and [***Sponsorships***](#).

Get Involved!

We want your help! If you want to get involved, there is definitely a committee you can serve on. Have technical skills, want to help with recruitment? Just look over [*the website*](#) and let us know if there is a committee that interests you!



Spotlight On...

Rhett Turner, MAI, SR/WA Former Chapter 32 President

I am a certified general real estate appraiser in Tennessee and Kentucky. I've completed the MAI designation with the Appraisal Institute and SR/WA (Senior Right of Way Agent) with the IRWA (International Right of Way Association). I have been appraising various type of real estate for 29 years, the last 16 years specializing in eminent domain. I was employed by Tennessee Department of Transportation (TDOT) from March 17, 2008 to October 23, 2015. During my tenure with TDOT, I held the following progressive positions: Staff Review Appraiser

(Right of Way Appraiser 3) which included completing technical aspects of appraisal review for state projects and administrative functions; State Chief Appraiser (Right of Way Appraiser 5) which included assisting with management and oversight of the statewide appraisal program, selection and oversight of the fee panel consultant appraisers on continuous contract as well as preparing and teaching the appraisal and introduction sections of the local public agency right of way training course; Transportation Manager 1 (TM1) which included acting as the department liaison with the State Attorney's Office for condemnation proceedings, oversight of the local public agency program, assisting with the Federal Highway Administration (FHWA) internal audit process.

After leaving TDOT to pursue self-employment in the field, I work as a consultant and now a TDOT pre-qualified appraiser panel member, providing real estate appraisal review and real estate appraisal services to TDOT and local public agencies.

My IRWA experiences include being an officer and President 2020-2021 for the chapter, attending International conference in San Antonio, Texas. The most rewarding experience with IRWA and IRWA education is learning the relationship of each discipline in the Right-of-way process, how each works together to achieve the common goal, the good of the agency to built the project.

I have two children, Shelby Grace and Jackson. In my spare time, I enjoy time with my kids, a good cigar, and riding Harleys.



Have a person or project you want to spotlight? *Let us know!*

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irwachapter32.org

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