



Waiver Valuations Frequently Asked Questions (FAQs)

Q1: What must I do to view the Simplistic Acquisition Training?

A1: Contact the Waiver Valuation Team (Stephen Wilcoxon - SWilcoxon@indot.IN.gov) and provide your contact information. He will have you added to the access list for INDOT University for Simplistic Acquisition Training Video and test.

Q2: What are the initial requirements for approval for the Valuation/Acquisition Work Groups?

A2: Approval to complete the Simple Valuation/Acquisition an individual must take and pass the Buying test, enroll in the Simplistic Acquisition Training, pass the test, and be prequalified as an INDOT consultant for those work types 12.3 Valuation / 12.6 Buying.

Contact Ms. Julie Foreman to determine the requirements for testing, if any, and inclusion to the list of INDOT approved Buyers. Ms. Foreman may be reached at JForeman@indot.IN.gov or 317.234.5185
That work group is 12.6 Buying.

Q3: What should an appraiser do to become approved for INDOT Valuation Services?

A3: Contact Mr. Dan Wait, to determine the requirements for testing, if any, and inclusion to the list of INDOT approved appraisers. Mr. Wait conducts and administers the testing for the appraisal discipline. He may be reached at DWait@indot.IN.gov or 317.233.9097

Complete those requirements and become approved to accomplish appraisals for INDOT.

The valuation work types include 12.3 - Valuation (Waiver Valuation Reports), 12.4 – Appraisal, & 12.5 – Appraisal Review.

Q4: What kind of items would make a sale invalid?

A4: Get the sales disclosure and confirm that you have a valid sale. Remember we are looking for Vacant Land Sales, so a sale with any improvements. A transfer that indicates a family or business relationship is questionable. A land contract transfer and the terms of that contract are unknown. A compulsory transaction (court order from foreclosure, divorce, etc.) will raise questions and will not be considered a viable sale.

Sales Disclosure Site - DLGF Website: <http://gatewaysdf.ifionline.org/Search.aspx>

Q5: Where do I find cost estimates for minor cost-to-cures?

A5: Marshall and Swift from CoreLogic is a subscription-based service. (<https://swiftestimator.com>)

Search for similar cost data from a reliable source. Lowes, Menards, Home Depot, local nurseries, local contractors are good sources for finding out information