



Jerome C. Weinert, P.E., ASA, CDP

Principal & Director

Mr. Weinert has over 37 years of experience in valuation and depreciation consulting and management. He has presented expert testimony before various state and federal agencies, as well as numerous courts of law and valuation assessment boards. He has performed appraisals and depreciation studies for the telecommunications, gas, electric, water and sewer industries. Prior to joining AUS in 1987, Mr. Weinert was employed by American Appraisal Associates, Inc. for 16 years.

Mr. Weinert is a registered Professional Engineer in the state of Wisconsin and an Accredited Senior Appraiser of the American Society of Appraisers in the machinery technical valuation specialty. He is a founding member of the Society of Depreciation Professionals, where he served as the Society's President in 1995 and Chairman of the Society's Certification Program during its development and implementation.

EXPERIENCE



AUS Consultants, Principal (1987 to Present), responsible for valuations for property tax, condemnation, utility industry capital recovery studies, and intangible asset appraisals for industrial clients.

He also specialized in the appraisal of utility and transportation property for ad valorem (property tax) nationwide and also has significant experience in appraisals for purchase or sale, allocation of purchase price, original cost determination, and property record purposes. He has additional experience in the areas of capital recovery studies for the utility industry and life analyses for valuation of tangible and intangible assets. Mr. Weinert was primarily responsible for regulated industries computer resources and for performing service life determination analyses.

In valuation engagements performed for allocation of purchase price, lives were determined for subscribers to newspapers, magazines, and a national long dis-

tance telephone network. Service contract lives were determined for local and national elevator servicing firms, and a national pest control company. Work force lives were determined for a number of firms, including a major oil company.

He specializes in the analysis of capital recovery requirements in capital intensive industries, such as telephone, electric, gas, and water. He has sponsored studies in support of capital planning, deployment, and recovery in the telephone industry; especially in regards to the impact of technology on utility plant life.

For American Appraisal Associates, Inc. (1973 through 1986), Mr. Weinert served as a Supervising Appraiser for Regulated Industries Services in the Engineering Economics Group. He joined American Appraisal in 1973 as an Assistant Appraiser, advanced to Staff Appraiser in 1975, and to Senior Appraiser in 1977.

CLIENTS SERVED

Testimony:

During his professional career related to valuations and depreciation matters, Mr. Weinert has testified before various courts and state public service commissions on these subjects. He has also assisted numerous utilities in preparing capital recovery plans which specifically address the issues of plant replacement. Mr. Weinert has also presented expert testimony on valuation matters. On matters related to eminent domain issues, Mr. Weinert has presented expert testimony in the Massachusetts Superior Court, the Court of Common Pleas, Fayette County, Ohio, the New Hampshire Public Utilities Commission, the Twentieth Judicial Court (deposition only) in Charlotte County, Florida, the Nineteenth Judicial Circuit Court in St. Lucie County, Florida (deposition only). In regards to ad valorem taxation, Mr. Weinert has presented study results to the New York State Board of Equalization and Assessment pertaining to useful life and net salvage values for all types of utility property subject to the Board's mass appraisal model and appeared before the Valuation Adjustment Board in Florida for Duval, Hillsborough, Okeechobee, Palm and St Lucie counties; Twelfth Judicial Circuit Sarasota County, Florida; Appellate Tax Board in Massachusetts; and tax courts in the states of Arizona, Montana and Utah.

Mr. Weinert has appeared before regulatory bodies in Alaska, Arkansas, Illinois, Indiana, Iowa, Missouri, Nevada, Nebraska, North Carolina, Ohio, Oregon, and South Carolina in support of rate-base valuation determination and capital recovery. He has presented testimony on depreciation matters before the Canadian Radio-Television and Telecommunications Commission (CRTC) and the United States Federal Energy Regulatory Commission (FERC). He has submitted study results to the State Commissions of Alabama, Alaska, Arkansas, Idaho, Illinois, Indiana, Iowa, Kentucky, Michigan, Minnesota, Mississippi, Missouri, Montana, Nebraska, North Carolina, Oregon, Pennsylvania, South Carolina, Washington, and Wisconsin, and the Federal Communications Commission.

AFFILIATIONS



American Society of Appraisers, Senior Member

Registered Professional Engineer in Wisconsin

Founding Member and 1993 Treasurer, 1995 President, and a
Certification Depreciation Professional (CDP) in the Society

EDUCATION

Marquette University
Master of Business Administration (1988)

Milwaukee School of Engineering
Bachelor of Science in Mechanical Engineering (1972)