

**MLS Board of Directors Meeting Minutes
October 8, 2020**

Protect and Promote the interest of our Summit MLS participants by providing the most appropriate and comprehensive information services that will enhance our member's ability to conduct their business.

I. Call to Order Spencer Thomas, President

The meeting was called to order at 8:31 am. Jim Schlegel introduced Shannon Bosgraaf and Betsy Goodell as new MLS Committee members.

II. Roll Call and Confirmation of Quorum (3) Sarah Thorsteinson, Executive Director

Eight voting members were present for a quorum including, Spencer Thomas, Jim Schlegel, Eric Degerberg, Dana Cottrell, Isabel Rawson and Chantal Wener. Tom Kozlowski was absent. Committee members present were: Andrew Biggin, Lisa Bova, and Mike Krueger. Staff present: Kristi Gifford, Sarah Thorsteinson, Lindey Miller. Guests were Aleks Matthews, Shannon Bosgraaf, and Betsy Goodell.

III. Public Comment Period – there was no public comment.

IV. SAR Snapshot Review Sarah Thorsteinson, Executive Director

The September Snapshot was reviewed with the Board.

V. Consent Agenda Spencer Thomas, President

-The Board reviewed the September 2020 Minutes, New Members, and Membership Policy Compliance. There was a Motion and Second to approve the September Consent Agenda. The MOTION PASSED.

VI. Financials Review Sarah Thorsteinson, Executive Director

The Executive Director reviewed the September financials with the Board of Directors. There was a MOTION and SECOND to APPROVE the September Financials as presented. The MOTION PASSED.

VII. Old Business Spencer Thomas, President

A. Update: New Products & MLS Updates Kristi Gifford, MLS Director

1. Vow Audit update: The member office continues to contemplate and ask a lot of comparison questions between VOW and standard RETS/API feeds.
2. Rentals Allowed Field: Member asked if we could add “No short-term rentals allowed” field. The easy answer is for the member to select “Long term rentals” allowed.
3. CMLS & Conference Updates:
 - a. There are four pending lawsuits against NAR. Two have been dismissed but are reconsidering new lawsuits.
 - b. There is a lot of conversation about the rental market being a part of the real estate industry and should be in the MLS.
 - c. There is a big push to retire RETS and implement API 100%. RETS capabilities are outdated. Suggested that MLSs terminated RETS by 2022.



- d. A new trend is on MLS Cooperation is that MLS Boards are looking to reciprocate with Boards from other states rather than neighbors.
 - e. ADA is also a big conversation- Florida and other state/regional MLS's are receiving demand letter. The ADA has no language on what a minimum service is to meet ADA requirements for websites. The allegations in the demand letters were directed towards Fair Housing, not ADA. This is something to watch closely.
4. Showing Time is getting into the Transaction software game with Offer Manager. The Board asked for a demo to be set up in the next few months.

VIII. New Business

Spencer Thomas, President

- A. President's Report** -The President provided an update on Executive Committee discussion on what products and services should be SAR benefits and what should be MLS benefits in order to best serve our membership.
- B. SAR Presidents Report**- The President talked about budgeting and committee work.
- C. Executive Director Report**- The ED discussed RPAC and the need to meet our RPAC goal by December. Last year, the MLS and SAR Boards each contributed \$1000.00 to help SAR meet its goal. They discussed options to get more members to contribute to RPAC, included a potential auction for a pair of skis/snowboard of your choice. The Board agreed they would make the commitment to make sure SAR meets its goal but would like to reach out to members first.
- D. 2021 MLS Budget Review**- The ED reviewed the proposed 2021 budget, noting that the negative budget was heaving impacted by the new MLS Trademark fee put in place in December 2019. The Board was in general agreement with eh budget proposal with several changes:
1. Add \$2000 to the copyright protections line item
 2. Technology line item should go to \$15,000
 3. Subscriptions: Add another 4 pack for Inman
 4. The Board agreed that they should split the cost of marketing, as long as they have MLS members on the marketing committee.

The changes will be updated for the November Board meeting.

E. Creation of Committee and Director Descriptions

The ED is updating the Operating Framework and there is no description for the MLS Committee. The Board discussed that the MLS Committee is tasked with doing beta testing and is also a non-voting. The description should include: learning technology, attending 6 meetings, provide input on new technology and beta testing. A committee member that sat on the Policy Committee thought they had language and will share with the ED. Staff will also review MLS Director Job descriptions for review by the Board.

F. Approval of 2021 slate of MLS Board of Directors candidates.

The Nominating Committee put forth Isabel Rawson, President-elect, and Tom Kozlowski as Director. There was a MOTION and SECOND to Approve the Slate of Candidates. The MOTION Passed.

G. Raising The Bar- Professional Courtesies





Location: SAR 352 Lake Dillon Drive

Date: September 10, 2020

Time: 8:30-11:00 PM

SAR received some comments that some seller's agents were not notifying buyers agents that contracts had been accepted for other buyers. The Board discussed that it is not required for a seller's agent to do this, but it is an important courtesy to do it to help support the value of working with a REALTOR. The Board asked that language on Message of the Day be updated to reflect that it is not required but is suggested.

H. MLS policy questions

The Board approved adding XL (1600x1200) option to media package.

I. ShowingTime end of Year Report

The board reviewed the proposed ShowingTime end of year and determined it is not cost effective as there are reports with similar data.

J. Open Floor Items

Adjournment: The meeting adjourned at 11:12 am

