

Minutes

MLS BOD Meeting
Association Office
March 18, 2010

Present: Dave Ruwe, Linda Crouse, Jeannette Brownson, Susan Compagner, Steve Benson, Kaye DeMann, CEO Dale Zahn & Judi Henshaw-Staff Liaison
Excused: Jim Schab & Angela Holmes

The meeting was called to order at 9:09 a.m. by Chairman Dave Ruwe

AGENDA: Motion made to add to the agenda;
Signs removed from expired listings
Agent email links on MLS
Agenda approved as amended. Support and Carried.

Administrative Reports:

MINUTES: It was MOVED and seconded to approve the minutes from February 18, 2010. Support and Carried.

Sue Compagner & Linda Crouse arrived at 9:15

FINANCIAL REPORT:

**It was MOVED and seconded to receive the financial report.
Support and Carried.**

STAFF REPORT:

Judi Henshaw reported Rapattoni MLS Adaptive Authentication Security feature will be active on March 23, 2010 – at login one time questions need to be answered for security purposes, each computer you use you will be asked same questions, remember your answers WMLAR staff, Rapattoni & SWMRIC staff will not be able to view your answers, if you forget staff will delete the information and you will answer them again.
SWMRIC system usage report for February available for those that want to view it.

Unfinished Business:

AB Status – clarify mandatory status – revise definition

Deferred to next meeting - Angela Holmes was to bring new verbage to the meeting but she was absent from meeting.

New Business:

CHAIRMAN REPORT:

No report

SWMRIC REPORT:

Dale Zahn reported on the Fair Housing complaint – no further action reported at the time.

Listing Book is off the agenda – very little support among SWMRIC managers.

Montcalm Association has requested to buy into SWMRIC as a Shareholder.

Montcalm buys their MLS services through Grand Rapids – they do not have their own MLS, no staff or MLS rules, thus they do not fit the criteria to join SWMRIC as a Shareholder. **Motion made to the SWMRIC managers that before Montcalm Association becomes a shareholder they must meet all SWMRIC guidelines ie MLS, staff, rules etc. Support. Carried.**

Grand Rapids Association working on the conversion – requested consideration of the following 8 changes to the data base – All were approved as shown here;

1. Add a new free format text field for “Possession”; Not searchable, but appears on reports.
2. Under “Sales Condition” add the selections “Other” and None”.
3. Add a new field (table driven) for “Condominium Project Name”; this would be a searchable field.
4. In the “Association Amenities” amenity group add the following selections;
 - Pets allowed
 - End Unit
 - Interior Unit
 - Detached
5. Add a new amenity group “Association Fee Includes” with the following selections with comment boxes after each selection;
 - None
 - Lawn/Yard Care
 - Water
 - Sewer
 - Electric
 - Heat
 - Snow Removal
 - Trash
 - Cable/Satelite
 - Other
6. Add two new fields to Multi Family; Certificate of Compliance; Yes/No and Certificate of Compliance Expiration Date: A date field for the expiration date of the Certificate of Compliance.
7. Add a new field for e-schedule a showing which would work like the Virtual Media field and allows a URL to be input by the user. Near the showing instructions an e-schedule link will appear whenever a URL has been entered in the field.
8. Add a new amenity group “Construction Type” with the following selections:
 - Site Built
 - Modular (systems) Built
 - Registered/Titled Manufactured or Mobile

Unregistered/Untitled/Manufactured or Mobile
Manufactured details; Single section, Multi section, Titled, Untitled,
Permanently affixed, unknown

GRAR area/sub area changes:

Grand Rapids requests area/sub area changes – K69 & K67 becomes G57, H22 & H26 becomes G58, H19 & H18 becomes G69, G68, G66 and G65, K38, K37 becomes G88, G87 & G86, K35 & K36 becomes G90, G91 & G92, K62 becomes G89

AGENT EMAIL LINKS:

Kaye DeMann requested we ask SWMRIC Specs committee to add a link to the MLS where an agent can click on an agent email address and it takes you directly to your email – **Motion made to send request to SWMRIC Specs to add link on the MLS to be able to click on agent email address. Support. Carried.**

SIGNS REMOVED FROM EXPIRED LISTINGS:

Dave Ruwe reported for sale signs being left on property after listing has expired. Discussion.

WATERFRONT DEFINED:

Policy Manual Waterfront definition under scrutiny and members have requested a review. This committee requests the MLS cop create a program to flag the waterfront features for monitoring.

Motion made to remove “definition” from our Waterfront verbage and add “if answer YES to waterfront then it is mandatory to describe the water features that include;

Waterfront: Yes No **OR** **Water Access:** Yes No

Water Frontage: _____ **Body of Water:** _____

Water Type: Lake River Stream/Creek Pond

Water Feature Amenities: Assoc. Access Channel Deeded Access Deeded Boat Lot Dock
 View Public Access No Wake All Sports Private Frontage Shared Frontage “

Support. Carried

ANNOUNCEMENTS:

Next meeting April 15, 2010 @ 9:00 a.m.

ADJOURN:

Meeting adjourned at 10:42 a.m.

Prepared by Judi Henshaw, Staff Liaison