

Minutes

Southwest Riverside County Association of Realtors®, Inc.
Board of Directors Meeting
Monday, February 4, 2008



Chair Gene Wunderlich called the regularly scheduled meeting of the Board of Directors of the Southwest Riverside County Association of Realtors®, Inc. to order at 8:30 a.m. The meeting was held in the upstairs conference room at the Association office in Murrieta.

Gene Wunderlich, Karen Nelson, Wes Ives, Frank Galante, Marjo Wood, Paula Clark, Dave Lynch, Howard Dellsite, Marsha Swanson, Shannon Braly, Lisa Neugebauer, Roger Hageman and Nancy Donahue Jones, CEO. EXCUSED: Tom Plant.

A motion was made, seconded and carried to accept the consent agenda for February 4, 2008 as presented.

Chairman Wunderlich provided a report on the CEO's resignation, MRMLS and the appointment of the 2008 BORPAC Trustees.

A motion was made, seconded and carried to approve with regret the letter of resignation from Nancy Donahue Jones, Chief Executive Officer of SRCAR. It was noted that Nancy's last day with SRCAR would be March 31, 2008. Nancy has accepted the EVP position with the Hawaii Association of REALTORS® and will begin mid-April.

A motion was made, seconded and carried to appoint the following individuals as members of the AE Search Committee: Wes Ives (Co-Chair), Gene Wunderlich (Co-Chair), Marjo Wood, Gary Crutchley and Donna O'Donnell.

A motion was made, seconded and carried to approve Howard Dellsite as the Director Alternate for MRMLS, effective immediately.

A motion was made, seconded and carried to approve Gary Crutchley as the SRCAR representative to MRMLS' Finance Committee, effective immediately.

A motion was made, seconded and carried to approve the following members to serve as the 2008 BORPAC Trustees:

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|-------------------|-----------------|
| ➤ Gene Wunderlich | Dave Lynch |
| ➤ Wes Ives | Howard Dellsite |
| ➤ Gary Crutchley | Marsha Swanson |
| ➤ Tom Plant | Paula Clark |
| ➤ Marjo Wood | Frank Galante |
| ➤ Shannon Braly | Lisa Neugebauer |
| ➤ Karen Nelson | |

Chair-elect Ives expressed his thanks and appreciation to outgoing CEO for her hard work and dedication to SRCAR and wished her continued success.

CFO Crutchley indicated he would provide his report under New Business.

CALL TO ORDER

ATTENDANCE

CONSENT AGENDA

CHAIRMAN'S REPORT

CHAIR-ELECT REPORT

CFO REPORT

CEO Donahue-Jones provided a written report to the Directors, which was included in the meeting packets. In addition, she also provided a request from a member, clarification on a policy and other business matters.

A motion was made, seconded and carried to approve the member's request to write-off the lockbox due to its loss from the recent fires in San Diego.

A motion was made, seconded and carried to approve the following recommendations from the CEO:

- **Connie Lynch to attend the National Association of REALTORS® Association Executive's Institute March 29 to April 2;**
- **Issue American Express and Visa Business Cards to Connie Lynch;**
- **Include travel for Connie Lynch to attend upcoming CAR and NAR Business Meetings.**

A motion was made, seconded and carried to allow more than 2 properties from one agent per caravan only if room permits.

A motion was made, seconded and carried to amend the following:

A role call will be conducted immediately following the MLS Marketing Meeting to confirm attendance of those agents or their representative whose property is on caravan. If your listing is on the Caravan, the agent and/or a representative must visit all the listings on the Caravan. If this is not followed, the agent will be restricted from having another home on Caravan on the next scheduled date for that area unless the property spots are not filled.

The SRCAR State Directors provided reports on various issues from the recently held CAR Business Meetings in January. CEO indicated she would provide a written report to the membership from CAR in the next newspaper edition.

The Status Action Report (SAR) was reviewed and a revised copy has been attached to these minutes.

STATUS ACTION REPORT

A motion was made, seconded and carried to send a letter to the President of the California Association of REALTORS® requesting a Task Force be established on the issue of Mortgage Fraud. It was noted that the Board of Directors strongly recommend that Gene Wunderlich be appointed to this special task force due to his on-going work on this subject.

A motion was made, seconded and carried to approve the preliminary Financial Reports (with check registers) for SRCAR, dated October 2007.

NEW BUSINESS/JOINT FINANCE COMMITTEE

A motion was made, seconded and carried to approve the Bank Balance Report as of October 24, 2007.

A motion was made, seconded and carried to conduct a full-audit of the organization.

A motion was made, seconded and carried to send Gary Crutchley & David Lynch to Mediation III training at a cost of \$600 per person plus expenses and hotel.

A motion was made, seconded and denied to approve the Joint Finance Committee's recommendation to send 2007 Chairman Tom Plant to the meeting of his choice in 2008.

A motion was made, seconded and carried to approve the following recommendations from the Joint Finance Committee:

- Approval of the Preliminary Financial Reports (with check registers) for SRCAR, dated November & December 2007;
- Approval of the Bank Balance Report as of January 28, 2008;
- Approval for Frank Galante to negotiate on our behalf with the property owner regarding an extension of the existing lease at 41831 McAlby Court, Suite C – Murrieta; and
- Approval to donate \$1000 to the college fund for the grandchild of a member who's son was killed in January.

A motion was made, seconded and carried to approve the following Affiliate Members to serve as the 2008 Affiliate Leadership Team:

- Jan Duran of Commerce Title Company
- Steven L. Dehlinger of American Real Estate Inspections
- Cindy Wessells of the Mortgage Mall, Inc.
- Judee Edgerton of American Home Shield
- Kambria Spurgeon of LandAmerica Commonwealth
- Mark Woelky of Paramount Residential Mortgage
- Jeff George of WIN Home Inspections
- Steve Ventre of Washington Mutual
- Michelle Bacon of Commerce Title Company
- Alicia Newman of RAM Home Warranty

2008 AFFILIATE LEADERSHIP

A motion was made, seconded and carried to appoint Walter Wilson and Debbie Thomas to serve on a sub-group to update the MLS Bylaws (non-governance portion) with designated staff (Connie Lynch and Jennifer Lipscomb) and John Giardinelli.

MLS BYLAWS

A motion was made, seconded and carried to approve the recommendation from the MLS Task Force for MRMLS to modify the view function with "Y or N" and if yes, then a drop down menu becomes available with a choice of the description of the view; additionally in the printout feature, view appears with the type of view. (4 opposed)

MLS VIEW FUNCTION

A motion was made, seconded and carried to approve the recommendation from the MLS Task Force that a minimum of 3 properties must be submitted for the caravan to be held that week; effective February 1, 2008.

MLS CARAVAN

A motion was made, seconded and carried to approve the recommendation from the MLS Task Force that effective immediately, member brokers can submit the Cancellation of Escrow Form (must be the CAR Form) signed by one of the principals of the

CANCELLATION OF ESCROW PROCEDURE

escrow; must be an actual signature and the staff is to assume that what has been submitted is true. (one opposed)

A motion was made, seconded and carried to approve the MLS Area Task Force's recommendation to eliminate the area known as Bear Creek or area 205.

MLS AREA TASK FORCE

A motion was made, seconded and carried to approve the MLS Area Task Force's recommendation to eliminate the area known as Meadowview or area 210.

A motion was made, seconded and carried to approve the MLS Area Task Force's recommendation to merge areas 211 and 212 as one; to be known as Temecula Central or area 211.

A motion was made, seconded and carried to approve the MLS Area Task Force's recommendation to eliminate area 215.

A motion was made, seconded and carried to approve the previous recommendations from the MLS Area Task Force submitted to the Board of Directors at their May 7, 2007 meeting and the revisions and area map be sent to MRMLS for implementation.

A motion was made, seconded and carried to sunset the MLS Area Task Force, effective immediately.

A motion was made, seconded and carried to approve the recommendations from the REALTOR® Orientation Task Force as follows:

REALTOR® ORIENTATION

- Modify the welcome to include members to turn to one another to introduce themselves;
- Modify the history to include benefits such as MLS Training, Brown Bag Lunches, Legal Hotline, Marketing Meetings & Caravan and Broker Owner Meetings;
- Code of Ethics/Professional Standards – interactive with participates to increase their knowledge and understanding;
- Designate affiliate section with a script so that the specialties of the industry are discussed not individual companies products and services;
- Include a section on current events affecting the real estate industry (such as Mortgage Fraud).

A motion was made, seconded and carried to authorize the CEO to modify the existing SRCAR logo as outlined by the legal staff at NAR; CEO instructed to bring modified logo back to the Board of Directors for their review.

SRCAR LOGO

The next scheduled meeting of the Board of Directors for the Southwest Riverside County Association of REALTORS® will be held on Monday, March 3, 2008 at 8:30 a.m. in the upstairs conference room in Murrieta.

NEXT MEETING

There being for further business, the meeting adjourned at 10:26 a.m.

ADJOURNMENT

Respectfully submitted,
Nancy Donahue Jones, CAE, RCE, PMN
Chief Executive Officer