

The Real Scene

ROCK-GREEN REALTORS® Association, Inc.

www.RockGreenRealtors.Homes



A word from your President By Jeff Zuelke

The times, they are a changin'! Your board continues to work with the WRA to properly implement the changes required because of the proposed NAR settlement agreement. On June 26th a Broker's roundtable was held with Tom Larson, President and CEO of The WRA. Tom provided significant insight into the specifics of the proposed settlement and provided options for state boards to consider in the implementation of the changes. If you're interested in a copy of the slides used in Tom's presentation, please reach out to Vicky Kreyer at the Rock-Green REALTORS® Association board office at vicky@rockgreenrealtors.homes and she can email you a copy of those slides. There is also an excellent video that discussed the proposed changes on the WRA website. Please check out these tools so that you are consumer ready and legally compliant to implement on August 17, 2024.

Another part of complying with the proposed agreement will be changes to many of the forms used in our everyday practice of real estate. The optional use date for these forms is July 1, 2024, and the mandatory use date of these forms is August 15, 2024. You can view these forms on the DSPS website at <https://dsp.wi.gov/pages/boardscouncils/realestate/contractualforms/forms.aspx>. Because of the looming deadline, your board will be meeting in July, a month there, normally is no meeting, to continue the discussion of how and what, exactly, will be implemented to comply with required changes. As this is an evolving situation, we will keep you, our members, posted as things progress.

Finally, we have our next membership meeting on August 7, 2024, at the Amerikick in Janesville. This is a self-defense-oriented class which will help protect us, if needed, when dealing with the public. It's a meeting well worth your time and safety. Please plan to attend.

If you have any questions regarding any of the upcoming changes, please feel free to reach, we're here to help and serve you, our members.



Happy July!
Jeff

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Attention Affiliates: We are starting an Affiliate Sponsor Program. This could be advertising in our newsletter. Sponsoring events etc. This is a work in progress so if you have any suggestions, please let us know. We want this opportunity to benefit all of our members.

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Vicky Kreyer, Association Executive
Co-Editor
Sue Cook, MLS/Membership Administrator

ASSOCIATION NEWS

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A Note from your Association Executive:

I hope you all had a fun and safe 4th of July. I had a great time on my week off. Which is why this edition is a week late. There is a lot going on in the REALTOR® world. There are new updated forms with an optional use date of July 1st and a Mandatory use date of August 15th. Also on August 17th MLS Policy goes into effect to implement all the changes.

We are also having our Nomination Committee Meeting soon. If you are interested in serving on the Association Board of Directors or MLS Board of Directors please let myself or Jeff Zuelke know. This is a great opportunity to see how your organization is run and help make changes.

Practice Changes and Clarifying information is available in the FAQ section on <https://www.nar.realtor/the-facts>

Brokers' Round Table | June 26, 2024

Our first meeting with Tom Larson was a good one. This meeting had 17 in attendance and was focused on NAR Lawsuit updates. The group was polled and would like Tom Larson or someone from WRA to come quarterly for updates. All brokers will be notified by email and/or Evite of the next meeting. We hope more brokers/Managers will be able to attend the next scheduled meeting.

NOTE: You must have all verbage of Compensation out of the MLS as of July 1st. Please review your listings to make sure you are in compliance.

Have a little time? Help with our events for 2024.

You can help behind the scenes or at the event, there is always a lot to do, remember many hands make light work. Maybe your specialty is fundraising or collecting/creating auction baskets we always need help there. Or, maybe you are very creative and can help with advertising/making flyers for our events. No need to join a committee just be there when we need you. Call me to volunteer, Vicky @ 608-755-4854

IMPORTANT NUMBERS

Association AE Office	(608) 755-4854
MLS/Membership Office	(608) 755-4841
Association FAX #	(608) 755-4843
e-mail Association Executive	Vicky@RockGreenRealtors.Homes
e-mail Member Services	Sue@RockGreenRealtors.Homes
Web Site	www.rockgreenrealtors.homes
WRA Members Only	1-800-279-1972
Members Only Legal Hotline	1-800-799-4468
Legal Hotline	(608) 242-2296

General Office Hours----

Monday-Thursday | 8:30 a.m. – 5 p.m.

Friday | Office Closed

**ROCK-GREEN REALTORS®
ASSOCIATION
2023-2024 ASSOCIATION
COMMITTEE LIST**

BUDGET/FINANCE

Jerry Morse, Co-Chair
Blair Winn, Co-Chair
Neil Kerwin
Colleen Nelson
Jeff Zuelke

BYLAWS

Blair Winn, Co-Chair
Jeff Zuelke, Co-Chair

EQUAL OPPORTUNITY

Colleen Nelson, Chr.

GOLF OUTING

Gary Getchel, Co-Chair
Al Herbst, Co-Chair
Paula Carlson
Deb DeWitt
Kaye Fulton
Vicky Kreyer

**GOVERNMENT
AFFAIRS/RPAC**

Mary Gilbank-Peterson, Chair
Jackie Borgwardt
Connor Fox
Heidi Krenz-Buchanan
Stephanie Mawhinney
Sarah McLean
Jennifer Moran
Paul Schieldt
Macy Walter
Jacqueline Watson-Giese
Jeff Zuelke

Community Involvement

Kassi Dixon, Chair
Stephanie Mawhinney, Co-chair
Kelly Falk
Heidi Krenz-Buchanan
Patricia Leak
Andrea Mroz
Kim Nickols
Lynnette Wirth
Vicky Kreyer

**MEMBERSHIP/Education/
Program/Communication**

Wade Williams, Membership-Chr
Diana Stoehr, Program Chair
Amy Betker-Steffensen
Connor Fox
Neil Kerwin
Jennifer O'Connell
Jeff Zuelke
Kassi Dixon
Sara Reque

NOMINATION

Jeff Zuelke, Association Chair
Kassi Dixon
Tammy Cherry
Jennifer Moran
Kathleen Stumpf, MLS Chair
Chris Burton
Rebecca Bittner

PERSONNEL

Jeff Zuelke, Association Chair
Jerry Morse
Heidi Krenz-Buchanan
Neil Kerwin
Colleen Nelson
Blair Winn
Katie Stumpf, MLS Chair

**MLS PROFESSIONAL
STANDARDS
(UPDATING COMMITTEE)
TBD**

Wade Williams Chair '13 (T-18)
Mediator (T-)
Paul Schieldt, Mediator '12 (T-18)
Andrea Morse, Griev. Chr '12(T-18)
Adam Briggs '12 (T-09)
Kaye Fulton '12 (T-18)
Mary Gilbank '12 (T-18)
Patricia Leak '20 (T-)
Krista Shortreed '14 (T-13)

ROY/AWARDS LUNCHEON

Tammy Cherry, Chair
Jeff Zuelke, Incoming President
Wendy Bumgarner
Andrea Morse
Colleen Nelson

RECRUITMENT

Colleen Nelson, Chair
Neil Kerwin
Andy Dongarra
Jerry Morse

SOCIAL COMMITTEE

Diana Stoehr, Chair
Connor Fox, Co-Chair
Rebecca Bittner
Renae Henry
Heidi Krenz-Buchanan
Stephanie Mawhinney
Colleen Nelson
Paul Schieldt
Wade Williams
Vicky Kreyer

SUNSHINE

Maryann Warden, Chair
Mollie Podwell

STRAT PLAN COMMITTEE

Jerry Morse, Chair
Blair Winn, Co-Chair
Connor Fox
Neil Kerwin
Colleen Nelson
Paul Schieldt
Ben Shult
Jeff Zuelke

CORE STANDARDS COMMITTEE

Jeff Zuelke - Chair
Connor Fox
Colleen Nelson
Mary Gilbank-Peterson
Kassi Dixon
Wade Williams
Diana Stoehr
Vicky Kreyer

ANNOUNCEMENTS

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Rock-Green Future Events

SAVE THE DATES

***August 7,** REALTOR® Safety Meeting @ Amerikick in Janesville. 9 – 10:30 A.M. More info to come.

Aug. 29, New Member Orientation @ the Association office. 9 a.m.

***Sept. 2,** Office Closed for Labor Day Holiday

***Sept. 26,** Installation Program, The Barn on Prairie, Registration 11:30 Program 12 P.M.

Sept. 29, thru Oct 1, WRA Convention at the Kalahari. Watch for Registration

***Oct. 3,** Golf Outing, Glen Erin/The Celtic House

***Oct. 9,** RPAC Annual Event @ The Beloit Club.

***Nov 7,** New Member Orientation @ the Association office at 9 a.m.

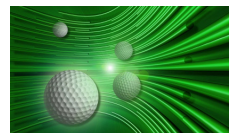
***Nov. 13,** Mastermind Mtg, time TBD, Business planning/marketing strategies for 2025.

(There are sponsor opportunities available, call me)

I will update this schedule monthly as we add/remove events and add details to an event. Watch your emails and newsletters for more information as it becomes available. (*New)

REALTOR® Party Mobile Alerts (RPMA)

REALTOR® Party Mobile Alerts, NAR's advocacy texting platform, offers REALTOR® Associations and REALTORS® a way to stay connected directly from their cell phone or tablet. When a national or state legislative call for action is launched, subscribers get a short text message, containing information to take action. REALTORS® can sign up for REALTOR® Party Mobile Alerts using the form below or by texting the word **REALTORS TO 30644**.



**Annual Rock-Green
Golf Outing**

The Annual Golf



Outing has been scheduled.

SAVE THE DATE It will be on

October 3, 2024. Golf will be at Glen Erin golf course and dinner at The Celtic House. To register, scan the QR Code. There will be more information to come. Stay tuned.....

NEW COMPENSATION RULES

Keep the date of August 17 in mind. That's when offers of compensation are no longer allowed on MLS listings. Nar's latest (type in your browser) "Window to the Law" video there is a special series on MLS practice changes—which has info on how the new rules will impact broker compensation and how to communicate offers of compensation off the MLS.

Thank you to all committee members, without you we would not be able to do the things we do for our membership! See you at the committee you would like to join? Call the Association, 608-755-4854

ANNUAL DUES—Pre Pay Plan

You can still do a Pre-Payment Plan to help you with your 2025 Annual Dues. Pay ahead either monthly, quarterly or any payment schedule. Call Sue for more information. 608)755-4841 Refunds can be available before December 31, 2024 of pre-paid dues if you choose to not renew for 2025.

MLS INFORMATION:

***Beware of Listing Scams

The MLS has received several reports of a scam in which an agent is contacted to list a property (often vacant land) by someone posing as the property owner. The scammer will typically handle all communication remotely and request the property be listed for less than its value in order to generate immediate interest. [There](#) is a helpful article link on Paragon from the WRA explains the scam and how to avoid it.

If the fraudulent lead came from Realtor.com or Homes.com, please forward the info to listings@wisre.com, as MLS staff can assist in getting the user blocked. Agents may also forward any suspected spam leads from Realtor.com directly to customercare@realtor.com.

Another resource is PropertyFraudAlert.com. This free public service is monitored by the county land records offices and will alert a property owner of potential fraudulent recordings that affect their property. Although it does not prevent fraud from happening, it provides an early warning system so the property owner can take the appropriate action if fraudulent activity has occurred. It may be particularly helpful to share this with a property owner who has had someone pose as them and attempt to list their property. Sign up is quick & easy. Go to PropertyFraudAlert.com, select the state & county in which the property is located, and choose how you'd like to be notified

*** Searching by MLS Remarks

Did you know the MLS Remarks section of a listing is searchable? Within the Advanced Criteria section of your search options (at the bottom under Search), you will find the Remarks search prompt. Simply type in the work or words you are looking for.

For example, if your buyer would like a property that has a large garden space, type large garden and your search results will include properties for which the listing agent has included the words large garde4n in the remarks. You can also string together multiple words. For example, if your buyer would like a home on a secluded lot, you could type secluded (tab) private (tab) isolated.

Your search will bring back properties for which the listing agent has included any of these words in the remarks. Give it a try the next time you are looking for something there is not a specific search feature for. Also, when composing your remarks, make sure to mention special features not covered elsewhere in the listing features.

*** Reminder: Do Not Enter Without a Confirmed Appointment

The security of clients' properties is a top priority for all of us. If an agent accesses a keybox without a confirmed appointment, even if it is a vacant home, the agent and their broker may be assessed a fine of \$500 each. These

finer double, and Supra eKEY access may be suspended for a second offense. These penalties are guidelines, and may be more severe depending on the circumstances. A seller can also bring trespass charges against any agent without a confirmed appointment. Before accessing a property, please double check the address, as well as date & time of your showing confirmation to ensure you have permission.

Friendly reminder that all listings need to have the correct contract dates. They must match in Paragon™ and the contract. If you are not able to correct the dates; contact Sue at sue@rockgreenrealtors.homes or 608-755-4841

MLS Officers/Directors

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Rebecca Bittner, Secretary
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Ben Rein, 1-Year Director
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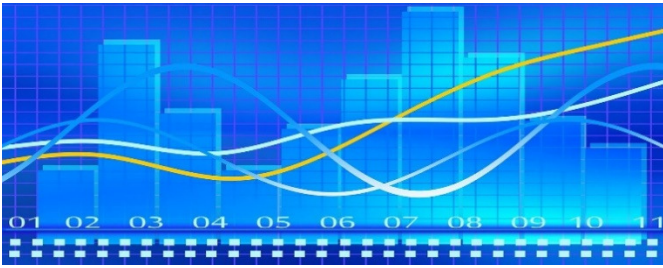
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jordanzbrq@gmail.com

[Leila Roehl, 1-Year Director](#)
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Leila@zteam1.com



Rock County Housing Statistics

Madison, WI—May marks the beginning of the traditional peak season for home sales, with approximately 43 of annual closings taking place between May and August in a typical year. May 2024 home sales rose 11% compared to May 2023, and the median price rose to \$315,500, which is a 6.9% increase over the past 12 months. On a year-to-date basis, home sales were 12.1% higher than the first five months of 2023, and the median price rose 7.3% to \$295,000 over that same period. Regionally, home sales rose by double-digit margins in all but one area. The strongest growth was seen in the West Region, which increased 25.4% compared to April 2023. The Central, North and South Central regions grew between 14.5% and 16%, and the Northeast region saw an increase of 10% over the last 12 months. In contrast, sales in the Southeast region grew 4.4%, but that region had the lowest months of available supply at just 2.9 months in May. All other regions had between 3.4 and 4.4 months of supply.

Mary Jo Bowe, 2024 Chair of the WRA Board of Directors, **HOME SALES CONTINUE TO GROW:** “While there are certainly some headwinds in this market with average mortgage rates topping 7% in May, it is good to see ongoing sales growth as we enter the peak season for home sales.”

Tom Larson, WRA President and CEO tells us, **AFFORDABILITY CHALLENGES:** “This is a tough environment for buyers given the high mortgage rates and limited supply of available homes on the market. We have tracked Wisconsin’s affordability level since 2009, and unfortunately, affordability hit its all-time low point in May. The good news is that supply has been improving since late last year, which has moderated at the rate of price appreciation. Hopefully mortgage rates also will moderate and help improve our affordability during the summer sales period.”

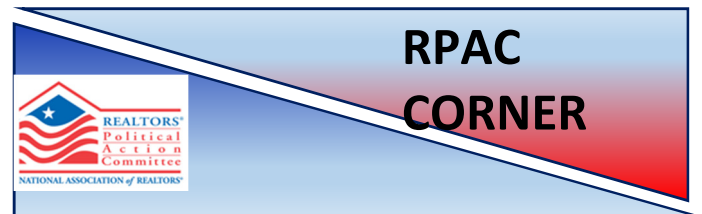
Dave Clark, Marquette University Economist and WRA Consultant, **MODERATING HOME PRICE APPRECIATION:** “The Fed focuses on core inflation when deciding whether to cut short-term rates to stimulate the economy. Core inflation omits the food and energy sectors since they are somewhat volatile and less reflective of long-term inflation expectations. Core CPI inflation was at 5.3% a year ago, and it stood at 3.9% in January. Most recently, it fell to 3.4% in May. Although inflation remains above the Fed’s target rate of 2%, May core inflation came in lower than economists had expected. In their most recent meeting, Fed policymakers signaled they were not prepared to lower rates

in June. Hopefully continued progress on core inflation increases the likelihood of at least one rate cut in 2024.”

Rock County Housing Statistics—The median price for May 2024 is \$260,000 and for the month of May in 2023 it was \$260,000 that was a 0.0% change and the **Sales** for May 2024 is 214 and May of 2023 was 164 that was an increase of +30.5%. In May of 2024 there was 3.3 months of **inventory** and in May of 2023 there was 3.1 that was a +6.5% change. Average **days on the market** in May of 2024 was 67 and May of 2023 was 60 that was a +11.7% change.

Statewide Housing Statistics—The median price through May 2024 is \$315,500 and through May of 2023 it was \$295,000 that was an increase of +6.9%. The sales through May of 2024 is 6,566 and through May of 2023 was 5,917 and that was a +11.0% change.

All county figures on sales volume and median prices are compiled by WRA and are not seasonally adjusted. Median prices are only computed if the county recorded at least 10 home sales in the quarter. Beginning in 2018, all historical sales volume and median price data from 2015 forward at the county level have been re-benchmarked using the Relitix system that accesses MLS data directly. Data prior to January 2015 is derived from the Techmark system that also accessed MLS data directly.



Save the date for REALTOR® & Government Day, March 26, 2025, in Madison at the Monona Terrace!
Watch for Bus details, coming soon.

As the 2024 Partisan Primary Election Approaches, It’s Time to Make Your Voice Heard! Every Vote Counts, And Your Participation is Crucial in Shaping the Future!

Save these key dates:

July 24, 2024 | Deadline to register to vote by mail or online.

August 9, 2024 | Deadline to register to vote in your municipal clerk’s office.

August 13, 2024 | Election Day—polls will be open from 7 a.m. to 8 p.m. Register in person at your local polling place on Election Day.

Learn more at myvote.wi.gov

Mark your calendars so you’re ready to make an impact at the polls!

Wishing all July birthdays the best!

If you have any issues or questions for the MLS Officers/Directors, send in a letter or request to speak to the Board directly, then we can add it to the agenda.



July happenings: July 4th Independence Day , 21st Full Moon

Rock-Green REALTORS® Association is always looking for new members/new offices. New member/office applications can be found online at www.rockgreenrealtors.homes Forms Library (fees not disclosed online) or call the office, we can fax or email applications if you wish, for new offices, agents, brokers, affiliates and local affiliates. The more the merrier!

New Members:

Silvestre Flores, Gambino Realtors

Members Transferring:

Jeffrey Splan, EXP to Walker Realty Group LLC
Kaylee Span, EXT to Walker Realty Group LLC



New Members—Welcome to your local Association, Please make sure to complete the Code of Ethics online portion prior to attending the New Member course. Instructions will be in your New Member Welcome packet. If you have any questions please call us.

"Please make sure you take your orientation class before your six (6) months is up. You signed a paper stating you would take it before the six (6) months was up." Thank you!

New Member Orientation 2024
August 29, 2024
November 7, 2024

"Thank you Beth Hanthorn for being our orientation instructor, very much appreciated."

RECIPES

Seafood Salad

1 (pkg.) Frozen Imitation crab meat (thawed)
1 (pkg.) Frozen Imitation Lobster meat (thawed)
1 (pkg.) Precooked no tail frozen shrimp medium size (thawed)
½ to 1 c. Frozen peas (thawed)
½ to 1 cup Pasta shells (medium)
Hellman's mayonnaise (you can decide how much to use)

Cook and shell shrimp if needed, cool down. Thaw the peas. When the crab and lobster is thawed, cut or break apart to bit size chunks. Mix everything in a bowl and let stand in the refrigerator until cold. Salt and pepper to taste. Serve and enjoy.

Chicken and Dumpling Casserole

½ c. chopped onion
½ c. chopped celery
2 garlic cloves, minced
¼ c. butter or margarine
½ c. flour
2 tsp. sugar
1 tsp. salt
1 tsp. dried basil
½ tsp. pepper
4 c. chicken broth
1 (10 oz.) pkg. Frozen green peas
4 c. cubed, cooked chicken

DUMPLINGS:

2 c. Bisquick
2 tsp. dried basil
2/3 c. milk

In a large saucepan, sauté onion, celery and garlic in butter until tender. Add flour, sugar, salt, basil, pepper and broth; bring to a boil. Cook and stir for 1 minute and reduce heat. Add peas and cook 5 minutes, stirring constantly. Stir in chicken. Pour into a greased 9X13-inch baking dish.

Dumplings: Combine Bisquick and basil in a bowl and stir in milk with a fork just until moistened. Drop by tablespoonful onto casserole. Yield: 12 dumplings.

Bake uncovered, at 350° for 30 minutes. Cover and bake 10 minutes more, or until dumplings are done. Yield: 6 servings.

If you have a recipe you would like to share email: sue@rockgreenrealtors.homes Make sure you have copyright permission. Barb Tapovatz Tried' n True

JULY BIRTHDAYS

3	Heather Spies
	Kenneth Redeker
	Sara Reque
4	Wayne E Jacobson
6	Verna Saladino
	Chris Tuescher
8	Becky Bittner
9	Barb Smith
	Melanie Simmons
	Sam Briggs
12	Mollie Podwell
13	Gretchen Anderson
16	Becky Zuelke
	Brittney Mansur
17	Al Herbst
19	David Love
20	Lori Hagemann
21	Steven Greene
22	Stephen Biedermann
	Rion Tovar-South
25	Andy Dongarra
	Chris Mayhew
26	Kimberly Nickols
28	Carole Cullen
30	Kirsten Williams
	Jodi Stromberg

Happy Birthday to Erick Simplot,
Sorry we missed you in June.

Have we missed your Birthday?
Please let us know so that we may
acknowledge your special day.

Please make sure when you
have any changes to your
information (email, address
or change of office)
PLEASE contact:
sue@rockgreenrealtors.com
es

ATTENTION REALTORS®

This is a reminder that your CE is due
every two years ending in the even
year #rs. Since this is 2024 yours are
due this year.

DATES TO REMEMBER

7

JULY 2024

July 25, Assoc. Special B.O.D. meeting, Assoc. Office 9 A.M.

UPCOMING EVENTS 2024

August 7, Membership Mtg, 8:30 to 10 A.M. @ AmeriKick, see
attached Registration Form for more information

August 8, MLS B.O.D. meeting, 9 A.M.

August 15, Assoc. B.O.D. meeting, Assoc. Office 9 A.M.

August 29, New Member Orientation, 9 A.M. @ the Association Office

AUGUST BIRTHDAYS

1	Carol Roehl	21	Thomas G Ewing
3	Michael Lunde	22	Taylor Golz
5	Sara Luchsinger	23	Greg Heinan
8	Jenny Hallett	24	K Andreah Briarmoon
12	Dixie Kalk		Deborah O'Brien
	Saundra Nehls	25	Jeffrey Frost
	Jessica Campbell	26	Harry Devitt
13	Brett Gill	27	Vicky Kreyer
14	Donna Panico	28	Bianca Singer
	Allan Brillman		Kay Butterfield
16	Kimberly VanMatre	30	Timothy Piper
18	Hannah Kalk	31	Bob Mack
19	Kirk Kirkenwitz		Mary Ellen Mackey
	Krystle Kooiman		

APPRAISER CORNER

Appraiser license renewal (CE)

The Wisconsin DSPS requires all appraiser licensees to complete 28
hours of CE during each two-year licensing period, seven which must be
USPAP, in order to renew their license. The WRA offers appraisal
DSPS-approved CE courses throughout the year to help satisfy this
requirement.

Contact Info:

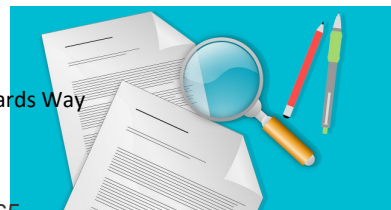
Wisconsin DSPS

Hill Farms State Office Building 4822 Madison Yards Way
Madison, WI 53705

Website: www.dsps.wi.gov

Email: dsps@wisconsin.gov

Phone: 608-266-2112 / toll-free 877-617-1565



WRA CONVENTION 2024 | Kalahari Resort & Convention Center, WI Dells

Early Bird Pricing ends July 31, \$180 Full Pass

Buddy Pass, WRA member has not attended for 5 years, \$120

Guest Pass, non holding real estate license, \$95

Rooms start at \$154 per night, Book by Aug. 29, 2024. By phone 877-
254-5466 and mention WRA Room Block or you can book online.

www.wra.org/2014ConventionHotel

UPDATES AND EVENTS

WI Forms Update:

The state-approved (WB) listing contracts, buyer agency and tenant representation agreements, the offers to purchase and the option to purchase have been revised! These revisions include greater consumer transparency language regarding commission and compensation in the listing contracts and buyer agency and tenant representation agreements and an optional provision allowing the seller to pay the buyer's firm's fee in the offers to purchase and the option to purchase.

The **optional use date** for the listing contracts, buyer agency and tenant representation agreements, and all the offers to purchase is July 1, 2024. The mandatory use date is when licensees must use the updated WB forms. **The mandatory use date** for the listing contracts, buyer agency and tenant representation agreements, and all the offers to purchase is August 15, 2024.

Listing Contracts that were changed; WB-1, WB-2, WB-3, WB-4, WB5, WB-6 and WB-37. Buyer Agency Agreements; WB-36, WB-38. Tenant representation agreement; WB-39. Offers to Purchase; WB-11, WB-12, WB-13, WB-14, WB-15, WB-16, WB-17 and WB-24.

You can get the updated forms that are available in Transactions (zipform Edition) at www.wra.org/Transactions and the WRA'S PDF Forms Library at www.wra.org/forms these products are free with WRA membership. Stay updated on any changes to the forms on the WRA's forms update resource page at www.wra.org/FormsUpdate

**GOLF OUTING 2024
GLEN ERIN / CELTIC HOUSE
OCTOBER 3, 2024**



SCAN THE QR CODE TO REGISTER

INSTALLATION/Awards Ceremony

September 26, 2024

@The Barn on Prairie

Registration @ 11:30 a.m.

Program @ 12:00 p.m.

Save The Date: Registration coming soon.

MLS & Practice Changes:

Changes Coming Soon! Commission Field Removal-Fields for Subagent and Buyer Agent Commission will be removed for all listings. As the MLS offer of compensation will no longer apply after August 16, make certain you have a written commission agreement in place for any transaction in progress for which you do not yet have an accepted offer. The Yes/No questions for Variable Commission and Subject to Policy Letter will be removed. The current sale concessions field (for sold listings) will be changed from free-form to numeric.

Communicating Seller Concessions:

The NAR settlement allows seller offered concessions to continue being communicated via the MLS. However, per the settlement, a concession offered via the MLS cannot be conditioned on the payment to a buyer's firm.

As has always been the case, concessions offered by the seller are allowed in the public and private MLS remarks fields. As transparency has been in the forefront of the NAR settlement, we recommend including any concession your seller is making to a buyer within the public MLS remarks.

Concessions in the MLS remarks should be specific as to what the concession is for (i.e. roof repair, carpet allowance, buyer closing costs). Do not include concessions in the MLS that are conditioned on the payment to a buyer's agent/firm.

Concessions communicated via the MLS are not a replacement for communicating offers of compensation or commission.

Rock-Green REALTORS® Association, Inc.

PRESENTS:

ALL MEMBERS, THINK -- “SAFETY”



Powerful Self-Defense Keeps You Safe!
This is not just a workout—it is a life-saving skill. You will learn how to protect yourself and your loved ones even if that attacker is bigger and stronger than you!

AmeriKick Wisconsin is located at 461, 463 S Randall Avenue, Janesville
Located in: The Merry Groomer Pet Salon

This will be a valuable learning class! Please wear comfortable clothing, and be prepared to learn how to be safe and maybe, have a little fun.

August 7, 2024 | Registration 8:45 a.m.
Learning starts at 9:00 a.m. – 10:30 a.m.
Registration Deadline: August 1, 2024

Membership Meeting Registration Form—August 7, 2024

Please Print Names

NAME _____ NAME _____

NAME _____ NAME _____

NAME _____ NAME _____

NAME _____ NAME _____

NAME _____ NAME _____



Please check here if you require special services to attend. Attach a written description of needs.

