

June 17, 2010

Board of Director Minutes  
Wilmington Regional Association of REALTORS®  
1444 S. 17<sup>th</sup> Street

Attending	R. J. Alexoudis	Faye Brock	Tom Gale	Ashley Garner
	John Hinrichs	Sharon Laney	Mary Martin	April McDavid
	Mary Jo Miller	Amy Spicuzza	Louise Voelker	Jody Wainio
Absent:	Carlos Braxton	Karen Parkin		
Staff:	Jerry Panz			

President Mary Martin called the meeting to order at 8:30 AM. All members of the Board of Directors received notice of the meeting. April McDavid gave the invocation and Ashley Garner led the pledge of allegiance to the Flag. A joint meeting with the Multiple Listing Service of the Wilmington Association of REALTORS® was convened. John Lennon provided an update on the progress on building the new facility.

By Consent, the boards:

1. authorized the corporate officers to execute the Sir Tyler Development, LLC., and appoint all managers and members as necessary after obtaining the advice of legal counsel and the CPA.
2. authorized the persons necessary to execute the contract with Clancy & Theys.
3. authorized using the Eagle windows in the project as opposed to the value engineering option as long as the cost differential does not exceed \$50,000.
4. authorized the staff only to share the appraisals with the officers and John Lennon.

The joint meeting was closed at 8:42 AM and the Association meeting recessed. The Association reconvened at 11:25 AM.

John Hinrichs provided an update on the activities of the RCASENC. President Mary Martin shared information on the NCAR Mid-Year Meeting. The board received a written report on Governmental Affairs from Kathleen Riely, JD, who was on vacation. Patrice Willetts, ABR, Green, GRI, thanked the Board for their continuing involvement in NC-RPAC and spoke about the NCAR-RPAC Colvin Cup Presentation.

By Consent, the following were approved:

- 1) Consent Agenda
- 2) Directing the staff not to budget for either a strategic planning retreat or the Leadership Academy for 2011
- 3) Providing up to \$300 for the Homes4NC – Auction
- 4) Changes to the Policy Manual (attached)
- 5) The minutes of this meeting

There being no further business the meeting adjourned at 12:08 PM.



Jerry S. Panz, CAE, e-PRO, RCE  
Secretary

# Consent Agenda

June 17, 2010

**Approval of:**

1. Transfers, resignation, new members

**Acknowledgment of:**

1. Membership Report (page 4)
2. Exceptional Boards Seminar report (emailed 6-01-2010)
3. Financial Statements: May 2010 sent 06-12-2010
4. NCAR June Report from CEO (page 20)
5. Committee Reports:
  - a. Cape Fear Independent Brokers Council (page 5)
  - b. Equal Opportunity and Cultural Diversity (page 6)
  - c. Member Services Committee (pages 7-8)
  - d. Partners for Affordable Homeownership (pages 9-10)
  - e. Professional Development Committee (pages 11-12)
  - f. Property Management Council (page 13)
  - g. Young Brokers' Council (pages 14-16)
6. Tracking Board of Directors motions

<b>Tracking Board of Directors' Motions: WRAR</b>		
<b><i>Date</i></b>	<b><i>Issue</i></b>	<b><i>Resolution</i></b>
<b>03/18/10</b>	The Board approved appropriating up to \$2,500 for additional legal fees to update the Wilmington REALTORS® Foundation governing documents.	CEO hired Jim Slaughter's firm. Waiting on first draft. <b>6/6/10-email from Slaughter—will finalize and send during last weeks of June</b>
<b>4/22/10</b>	It was moved, seconded and carried to authorize payment for an appraisal on the building located at 1444 S. 17 <sup>th</sup> Street with the appraisal being ordered by a financial institution and the appraisal being assignable not to exceed \$5,000.	Appraisal ordered by Regions bank with understanding that if they are NOT the financier, then they will share the appraisal with other lender. <b>Appraiser came 6/11/2010 to 1444 S. 17<sup>th</sup> Street</b>
<b>05/20/10</b>	Nick Silivanch's application for NAR's Rising Star Award	
	Setting up \$30,000 Insurance Reserve	On Balance sheet sent 06/12/2010
	Bylaw Amendment Notice re: <b>Article XII, Section 4. Notice of Meetings</b>	Will appear monthly until September 9 <sup>th</sup> Annual Meeting

Member Totals As of	Jun 12	May 15	Apr 11	Mar 9	Feb 11	Jan 7 2010	Dec 10	Nov 30	Oct 31	Sept 12	Aug 13	July 16	June 13
Designated REALTORS®	389	392	391	387	384	377	396	396	398	412	411	415	421
Pending REALTORS®	0	0	0	0	0	0		0	0	0	0	0	2
<b>Subtotal</b>	<b>1,767</b>	<b>1,772</b>	<b>1,772</b>	<b>1,766</b>	<b>1,753</b>	<b>1,736</b>	<b>1,801</b>	<b>1,780</b>	<b>1,787</b>	<b>1,844</b>	<b>1,838</b>	<b>1,848</b>	<b>1,865</b>
Non REALTOR®	39	43	43	38	21	38	29	24	27	27	29	28	24
Secondary REALTORS®	67	66	67	66	70	72	81	84	84	91	89	83	93
Allied	98	99	100	101	99	98	107	103	103	109	109	110	111
<b>Total</b>	<b>1,971</b>	<b>1,980</b>	<b>1,982</b>	<b>1,971</b>	<b>1,943</b>	<b>1,944</b>	<b>2,018</b>	<b>1,991</b>	<b>2,001</b>	<b>2,071</b>	<b>2,065</b>	<b>2,069</b>	<b>2,093</b>

**Tracking NCAR Open Position Applications**

Committee	Deadline	Proposed Name	Received from
Finance and Budget	May 11	Ashley Garner	Application submitted
NC Reef – At Large	May 1	Susan Lacy	Application submitted
NC Reef – At Large	May 1	Tom Gale	Did Not Apply
Homeowner Alliance	November 12		
Homes4NC	September 30	Jody Wainio	Elected to Homes4NC
Realfast	October 1		
NC Service Corp	<b>June 30</b>		
RPAC Trustee-At Large	<b>July 16</b>		

**May 15, 2010 – June 11, 2010 BOD & Breeze**

**DESIGNATED REALTORS®**

David English, Coastal Properties  
John Salisbury (Secondary), Capstone Real Estate Services

**NEW OFFICE**

Capstone Real Estate Services (Secondary)  
Collegiate Property Management LLC  
Willetts Realty

**NEW REALTOR® MEMBERS**

Elizabeth Beck, Joanne S. Parker, Inc.  
Tammy Golini, Coldwell Banker Sea Coast Realty  
Joseph Knott, (Secondary), Capstone Real Estate Services  
Latisha Lloyd, Prudential Laney Real Estate  
Gina Martin, Coldwell Banker Sea Coast Realty  
John Salisbury, (Secondary), Capstone Real Estate Services  
Theresa Reed, Century 21 Sweyer & Associates  
Karen Reese, Precision Development, Inc.  
Donald Reid, BlueCoast Realty Corporation  
Gus Russos, Live Oak Real Estate  
John Willetts, Coldwell Banker Sea Coast Realty  
Kenneth Willetts, Willetts Realty  
Darlene Winters, Network Real Estate  
Edward Wood, Coldwell Banker Sea Coast

**REINSTATEMENTS**

John Crumley, Wilkinson & Associates  
Judy Holliday, Holliday Vacations, Inc.  
Melissa Ortega, Tregembo & Associates  
Melissa Snowden, Collegiate Property Management LLC

**RESIGNATIONS**

James Benson, Network Real Estate  
Carrie Berg, Living Concepts of NC, LLCu  
Shannon Blanks, Century 21 Sweyer & Associates  
Catherine Connelly, Intracoastal Realty Corp.  
Richard Cotton, Coldwell Banker Commercial SCP  
Ann Downing, Surfside Brokerage LLC  
Melissa McKenzie, Century 21 Sweyer & Associates  
Linda Mlot, Prudential Laney Real Estate

Deelucie Roe, Live Oak Real Estate  
Johnnie Sharp, Port City Properties  
Avery Wilmeth, Intracoastal Realty Corp.  
Ronald Wilson, Rolling Rock Realty

**TRANSFERS**

Susan Adkin, Coldwell Banker Sea Coast Realty  
Robin Arnaud, Coldwell Banker Sea Coast Realty  
Dawn Berard, Exit Homeplace Realty  
William Berry, Coldwell Banker Sea Coast Realty  
Laura Betz, Coldwell Banker Sea Coast Realty  
Lawrence Blanton, RE/MAX Essential  
Benjamin Bordeaux, Realty World Carolina Shores  
Bythal Bostic, RE/MAX Essential  
Jeffrey Broadbridge, Coldwell Banker Sea Coast Realty  
Joseph Capellini, Wilkinson & Associates  
Christian Cardamone, Coldwell Banker Sea Coast Realty  
Deborah Cardamone, Coldwell Banker Sea Coast Realty  
Mark Craven, Wilkinson & Associates  
Matthew Field, RE/MAX Essential  
Janice Hanna, Coldwell Banker Sea Coast Realty  
Bobby Jean Harvey, Coldwell Banker Sea Coast Realty  
Paul Hockaday, Exit Homeplace Realty  
Grace Hodgkins, Exit Homeplace Realty  
David Jones, RE/MAX Essential  
Dan Kibler, Coastal Properties  
Barbara Kornegay, RE/MAX Essential  
Michael Malina, Keller Williams Realty  
MaDonna McMahon, Coldwell Banker Sea Coast Realty  
Brian Niemczyk, Coldwell Banker Sea Coast Realty  
Lenora Norris, RE/MAX Essential  
Katherine Parker, Wilkinson & Associates  
Monica Rolquin, RE/MAX Essential  
Christopher Royal, Coldwell Banker Sea Coast Realty  
Eliza Santos, Century 21 Sweyer & Associates  
Donna Thompson, Coldwell Banker Sea Coast Realty  
Edwin Wagenseller, RE/MAX Essential  
Michael Walton, Wilkinson & Associates  
Christine Watkins, Coldwell Banker Sea Coast Realty  
Gayle Whetzel, Exit Homeplace Realty

**TERMINATIONS (For Nonpayment of Fees) 6/1/10**

Alan Pacek, 5 Star Real Estate, Inc.  
Mitch Rose, Mitch Rose Properties, LLC

WILMINGTON REGIONAL ASSOCIATION OF REALTORS®  
**CAPE FEAR INDEPENDENT REAL ESTATE BROKERS**  
June 3, 2010 – 8:30AM  
MEETING REPORT

Chair – Nick Joseph

Vice-Chair – Vickie Edwards

**Committee Members Present:** Bob Wallen, Vickie Edwards, Dennis Smith and Nick Joseph

**Staff Member(s) Present:** Dayma Edwards

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**I. Introductions** – Welcome to new members

**II. Networking**

**III. Plan for 2010:**

- Dayma will contact Miles McCall (land surveyor) and invite to attend the next meeting and do a short presentation
- Nick will contact an engineer to do a short presentation at the September meeting
- Both speakers will be confirmed and promoted to all independents prior to the meeting for better attendance
- Dayma will email the contact information of 5 independent brokers to each current member, again with a reminder to contact and invite to the next meeting
- Each member will be responsible for inviting and encouraging the 5 members to attend the September meeting
- Change the date of the next meeting from September 2<sup>nd</sup> to September 9<sup>th</sup> because of Labor Day weekend

**IV. Wrap-up/Questions/Comments**

**V. Next Meeting**

Date - **Thursday, September 9<sup>th</sup>**

Time – 8:30AM to 10:00am

Location – WRAR Conference Room

- Breakfast/Networking time from 8:30AM-9:00AM
- Meeting from 9:00AM-10:00AM

WILMINGTON REGIONAL ASSOCIATION OF REALTORS®  
EQUAL OPPORTUNITY & CULTURAL DIVERSITY COMMITTEE

May 19, 2010 – 10:30AM

MEETING REPORT

Chair – Eliza Santos

Vice-Chair – Doc Hamm

Committee Members Present: Dana Scalici

Staff Member(s) Present: Dayma Edwards

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**I. Welcome & Introductions:**

**II. Social Networking Classes:**

- ★ Dana will contact Key to let him know that we will pursue scheduling for the fall

**III. WMPNG Social:**

- ★ Dayma met with Shann, he suggested the social be set at an outdoors venue
- ★ Dayma will contact some new communities w/ pool and clubhouse

**IV. Wrap-up/Questions and Comments:**

**V. Next Meeting:**

When: *Wednesday, June 23<sup>rd</sup>*

Where: *WRAR Conference Room*

Time: *9:00am*

WILMINGTON REGIONAL ASSOCIATION OF REALTORS®  
**MEMBER SERVICES COMMITTEE**  
June 7, 2010 – 9:30AM  
MEETING REPORT

Chair – David Dougherty  
Anna Penny

Co Chair –

The meeting began at 9:30a.m.

**Committee Members Present:** David Dougherty, Sharon Laney and Gail West

**Staff Member(s) Present:** Dayma Edwards

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### **I. Welcome & Introductions**

### **II. Dunk Your Broker BBQ:**

- Wednesday, June 16<sup>th</sup>
- Arbor Park at Autumn Hall
- 5:00pm to 8:30pm
- A rehearsal meeting is also scheduled for Monday, June 14<sup>th</sup> at Arbor Park in Autumn Hall at 3pm
- Member Services will be responsible for the baskets and drawing during the BBQ
- All volunteers have been asked to wear a white shirt and wear a staff badge
- David called a friend to donate a box of clear gloves for the serving of food
- Dayma will check w/ Charles at Sawmill about aprons for the servers
- Gail and Anna will not be in town during the BBQ
- Dayma will call Louise Voelker about the hula hoops used during the CBSC Hampstead office Open House

### **III. Annual Meeting & Election**

- Thursday, September 9<sup>th</sup>
- Holiday Inn Resort on Wrightsville Beach
- Time to be determined
- David suggested that we do like a Luau theme, maybe do a cocktail hour either before the meeting or after the meeting outside (pool area), business casual yet fun
- Dayma will contact Laura at Holiday Inn and see about the outdoor space

### **IV. 4<sup>th</sup> Quarterly Meeting & Holiday Luncheon**

- Wednesday, December 8<sup>th</sup>
- Holiday Inn Resort on Wrightsville Beach
- 11:30 to 1:30
- Sponsors
- REALTORS Helping REALTORS Fund

### **V. Wrap-up/Questions/Comments**

- 2011 Installation Banquet – Dayma spoke to Karen Parkin and she wants a British themed event

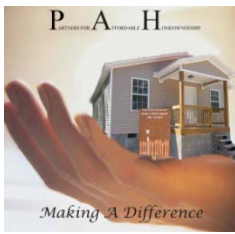
- Dayma spoke with the Holiday Inn Resort for availability and menu options for the 2011 Installation Banquet
- Consider hosting the Installation Banquet at the new Conference Center
- Dayma will speak to Karen Parkin for her thoughts on possible change of venue
- Dayma and Brian Pilon have been working together to come up with ideas to make it British without the expense

**VI. 2010 Meeting Schedule:**

- ✓ Monday, August 2<sup>nd</sup>
- ✓ Monday, September 13<sup>th</sup>
- ✓ Monday, October 4<sup>th</sup>
- ✓ Monday, November 1<sup>st</sup>
- ✓ Monday, December 6<sup>th</sup>

**VII. Next Meeting**

- Monday, July 12<sup>th</sup>
- WRAR Conference Room
- 9:30AM



Wilmington Regional Association of REALTORS®

**PARTNERS FOR AFFORDABLE HOMEOWNERSHIP**

May 19, 2010

MEETING REPORT

**Chair:** David Flory

**Vice-Chair:** Pam Rancke

The meeting began at 8:30 AM

**Members Present:** Lisa Burton, Georgianne Bolinger, David Flory, Amy Holcomb, Eddie Lewis, Myra Parry, Pam Rancke, Glancy Thomas, Carlos Braxton, Tim Taylor, Sue Walker and Carmen Johnson

**Staff Members Present:** Dayma Edwards

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### **I. Welcome & Introductions**

### **II. Dunk Your Broker BBQ Fundraiser**

- ❖ Wednesday, June 16<sup>th</sup>
- ❖ 5pm to 8:30pm
- ❖ Arbor Park in Autumn Hall
- ❖ Committee members have been asked to volunteer and help
- ❖ Rehearsal volunteer meeting is scheduled for Monday, June 14<sup>th</sup> at Arbor Park at 3pm
- ❖ PAH has been asked to man the beer & cup sales
- ❖ Carmen Johnson and Eddie Lewis will chair and co-chair this event

### **III. Operation Home Sweet Home 2010**

- ❖ Jody is working on a new date with the county
- ❖ David has spoken to a rep from NHRMC
- ❖ Need new contacts
- ❖ Dayma suggested someone contact the local PTA president and try to get to the schools through one of the PTA meetings

#### **IV. Workforce Housing Specialist Certification Update**

- ❖ So far good attendance at all the classes
- ❖ Annual re-certification will be required
- ❖ Committee decided to really focus on promoting the NC Workforce Housing Specialist Certification and getting more people signed up for the courses in Wilmington
- ❖ Graduation will be held during the 4<sup>th</sup> Quarterly Meeting & Holiday Luncheon

#### **V. REALTOR® Resource Guide**

- ❖ Changes have been made, information updated and given to Dayma to update

#### **VI. Articles/ Information on Affordable Housing**

- ❖ PAH Committee Pamphlet has been update and given to Dayma to make all the changes
- ❖ City of Wilmington – Certified Broker Program – will discuss at the June meeting
- ❖ Homeward Bound Housing Services – Brunswick County – will discuss at the June meeting

#### **VII. 2010 Committee Meeting Schedule**

- ❖ *Wednesday, June 16<sup>th</sup>*
- ❖ *Wednesday, July 21<sup>st</sup> @ CBSC*
- ❖ *Wednesday, August 18<sup>th</sup>*
- ❖ *Wednesday, September 15<sup>th</sup>*
- ❖ *Wednesday, October 20<sup>th</sup> at CBSC*
- ❖ *Wednesday, November 17<sup>th</sup>*
- ❖ *Wednesday, December 15<sup>th</sup>*

WILMINGTON REGIONAL ASSOCIATION OF REALTORS®  
**PROFESSIONAL DEVELOPMENT COMMITTEE**  
June 3, 2010 – 10:30AM  
MEETING REPORT

**Chair** – Russ May  
Terry

**Vice-Chair** – JD

Purpose of Committee

- *The Professional Development Committee wants to promote learning as a life-long habit for REALTORS®*
- *To continue providing our members with information on legal issues while keeping them current through the use of periodic legal updates*
- *To continue providing risk management/risk-shifting information for all members*

**Committee Members Present:** Russ May, Kathy Kivett, Rebecca Lawson, Faye Brock, JD Terry, Lisa Mesler and Wendy Shorter-Bridges

**Staff Member(s) Present:** Dayma Edwards

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**VI. Welcome & Introductions:**

**VII. Dunk Your Broker BBQ Fundraiser**

- Wednesday, June 16<sup>th</sup>
- Arbor Park in Autumn Hall (*Eastwood Rd.*)
- 5pm to 8:30pm
- Hosted by the YBC of WRAR
- Rehearsal meeting on Monday, June 14<sup>th</sup> at Arbor Park at 3pm for all volunteers working the event
- Russ suggested that we ask Hooters to sponsor the event
- Rebecca will check to see if she knows anyone with large ice tea dispensers
- Wendy and David Dunn will take care of the ice
- Stan from Bug-N-A-Rug has volunteered to spray the area for bugs on the morning of the event

**VIII. Morning Buzz:**

- **Thursday, June 24<sup>th</sup>**
  - Cover Your Assets (*not CE*)
  - Speaker – Bonnie Jean Davies
  - 9am to 11am
  - Intracoastal Training Room (*Lumina Station*)
  - Sponsor – Old Republic

**IX. Negotiation Seminar:**

- **The New Negotiation Edge w/ Ed Hatch** (*CE - CRS Credit*)
- Wednesday, September 22<sup>nd</sup>
- 9am to 5pm

- Coldwell Banker Sea Coast Realty Training Room
- \$55.00 for members
- \$60.00 for Non-members

**X. Suggestions/Comments:**

- 2011 REALTOR ReCharge – scheduled for Thursday, February 10<sup>th</sup>
- Holiday Inn Resort
- Speaker – TBD – Dayma will email a new list of speakers and links so that a decision could be made

**XI. Next Meeting**

**Date** – Thursday, August 5<sup>th</sup>

**Time** – 10:30 AM

**Location** – Coldwell Banker Sea Coast Realty

WILMINGTON REGIONAL ASSOCIATION OF REALTORS®  
PROPERTY MANAGEMENT COUNCIL  
**May 19, 2010 – 9:30AM**  
MEETING REPORT

Chair – Shannon Friedrichs  
Joseph

Co Chair – Nick

**Present:** Charles Mattes, Tim Canady, Mary Delmar, Brooke Luttmer, Shannon Friedrichs, Linda Coite, Nick Joseph, Joe Pascal, Lori Rooker, Eva Farr and David Dougherty

**Staff Member(s) Present:** Dayma Edwards

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**XII. Welcome & Introductions**

**XIII. EPA Lead Base Painting Certification**

- ✓ New Bern has classes available but they are full till July
- ✓ \$100 per person
- ✓ Shannon and Karen Parkin attended one of the classes in New Bern
- ✓ Shannon reported that it was a lot to take in and very hands on
- ✓ If the area being worked on (built prior to 1978) is at least 20sq ft outside or 6sq ft inside the person must be certified
- ✓ The fine will be \$37,500 per day, there are only 4 inspectors in the state of NC at this time

**XIV. Wrap-up/Questions/Comments/Concerns**

- ✓ Shannon suggested that we get an attorney to come in and speak at the next meeting about foreclosures on rentals & HOA's
- ✓ Dayma will contact Brock & Scott or Jim Bonner
- ✓ Linda Coite was made aware that as of January 1<sup>st</sup> if the water is in the tenants name and the sewer/trash is in the Property Managers name the bills have been combined without notice to the Property Manager or tenant.
- ✓ Nick Joseph commented how right now there is talk about HOA's and liens and possible changes coming down the pipe. Definitely something to keep our eyes and ears on for the next couple of months.

**XV. 2010 Meeting Schedule:**

- Wednesday, July 14<sup>th</sup>
- Wednesday, September 8<sup>th</sup>
- Wednesday, November 17<sup>th</sup>

**XVI. Next Meeting**

Date – **Wednesday, July 14<sup>th</sup>**

Time – **9:30AM**

Place – **WRAR Conference Room**

WILMINGTON REGIONAL ASSOCIATION OF REALTORS®  
**YOUNG BROKERS COUNCIL**  
May 19, 2010 – 12:00PM  
MEETING REPORT

Chair – Nick Silivanch

Vice Chair – Nicole Ferguson

**YBC Members Present:** Nick Silivanch, Nicole Ferguson, Wendy Shorter-Bridges, Ryan Crecelius, David Dunn, David Cummings and Justin Evans

**MSC Members Present:** Sharon Laney, Anna Penny and David Dougherty

**PAH Committee Members Present:** Carmen Johnson and Eddie Lewis

**PDC Members Present:** Russ May, El Brant, *Ryan Crecelius, Wendy Shorter Bridges & Eddie Lewis*

**Staff Member(s) Present:** Dayma Edwards and Brian Pilon

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**VIII. Welcome & Introductions**

Welcome new members Michael Murphy and Jennifer Buske

**IX. 2010 Fundraiser:**

- **Dunk Your Broker BBQ**
- All proceeds will be donated to the **REALTORS® Helping REALTORS® Fund**
- **Wednesday, June 16<sup>th</sup>**
- Rain Date is Wednesday, June 23<sup>rd</sup>
- 5pm to 8:30pm
- Location – Arbor Park at Autumn Hall
- Caterer – Sawmill - BBQ, green beans, coleslaw & hush puppies for \$3.75 pp. Dayma will call Charles to confirm. Price includes boxes & silverware.
- Committee members will have to serve food & drinks, Dayma will get gloves and aprons.
- Jonathan Barfield w/ DJ Foz to emcee the dunking booths
- Sell BBQ plates for \$7 in advance, \$10 at the door, \$5 for kids 12 and under – Sharon Laney suggested the pre-sell of tickets for food and no online registration be allowed. Vote was taken and the room was divided. BP and Dayma will reuse tickets w/ stubs and prepare for pre-sell but continue to allow for online registration.
- BBQ plates will include BBQ, sides, iced tea/bottled water and a ticket for one ice cream
- 10 - 6ft banquet tables w/ plastic tablecloths and 8 chairs at each table to attendees to sit and eat
- Dayma located two dunking booths in town for \$150ea
- Sell dunking balls 3 for \$5
- Coastal Beverage will provide the beer to be sold \$3.00 ea., any unopened cases will be returned for refund

- Dunkees:
  1. Buddy Blake
  2. Louise Voelker
  3. Clinton Howlett
  4. Keith Beatty
  5. Jerry Panz
  6. Michael Lopez
  7. Steve Whalen
  8. Whitney Leonard
  9. Christina Block
  10. Ram Gabriel
  11. Spencer Jarnagin
  12. Tim Milam
  13. CB Johnson
  14. Jonathan Washburn
  15. Debra Butler
- Offer a booth for \$250 for each sponsor
  1. Bank of America
  2. Cutco Closing Gifts
  3. Alpha Mortgage
  4. Wells Fargo Mortgage
  5. Spencer Jarnigan Home Inspections
  6. Cunningham & Company
  7. Law Firm of Jeffery Porter
  8. CB Commercial
  9. State Farm Insurance
  10. Costco – bottled water
  11. Wood ReNew – water for tank
  12. Learning Express – face painting
  13. Bug-N-A-Rug – bug deterrent
  14. Autumn Hall – venue
  15. Midtown Deli – tea
  16. SportClips – coupons & Sporty
  17. Chic-Fil-A – prize wheel & Cow
  18. Rent-A-John – one bathroom
  19. Coastal Beverage – ice, tent & set-up
- Sponsors will receive a 8ft table w/ linens & two chairs
- Sponsors will be advertised in all emails, signs etc.
- Sponsors will be allowed to bring a small tent for their use and extra chairs if they want to
- Need tents for food & drink area – donators are David Dougherty, Nick Silivanch, Dayma & Brian Pilon
- Need to create a large sign with schedule of dunkers
- Need two large eraser boards w/ marker & eraser to place in front of each booth stating name & company being dunked
- 3 Portable bathrooms have been rented \$75ea, 4<sup>th</sup> has been donated
- Jumping gym rental for kids \$180 castle

- Learning Express will supply everything including face painters for the face painting table
- wrist bands for kids rides/activities for \$5.00 ea which will allow for five turns
- Chic-Fil-A Wheel & chicken will be present
- 13 baskets have been donated for the raffle, 1 ticket \$1.00, 6 tickets \$5.00
- Need recycling bins
- Need to rent trash can w/ liners
- Need to rent helium tank for WilmingtonMLS balloons

**X. Wrap-up/Questions/Comments**

- Volunteer Rehearsal Meeting scheduled for **Monday, June 14<sup>th</sup> at 3pm at Arbor Park**

**XI. Next Meeting:**

Date: Wednesday, June 23<sup>rd</sup>

Time: 12pm

Place: Coldwell Banker Sea Coast Conference Room

## Proposed Changes to the Policy Manual

**Mandatory Update, BICAR AND Elective:** ~~We do not give refunds. If you need to cancel for the registered continuing education class, 48 hours notice is required and you may select another class. If registered within 48 hours of the class, you will not be able to reschedule. If class is canceled due to lack of participants or anything beyond our control, you may select another date. NO Shows or late arrivals will forfeit ENTIRE fee.~~

- WRAR will gladly reschedule your class only when you cancel 48 hours prior to the class beginning. Please contact Lois Campbell at 910.202.1584 or [LCampbell@WRAR.com](mailto:LCampbell@WRAR.com).
- If you become sick and find someone or a wait-listed person or a walk-in takes your place, your account will be credited.
- If WRAR must cancel a class, WRAR will gladly refund your money or you will be allowed to reschedule it within the appropriate licensing period.
- If a class is rescheduled to a new date or time and/or moved to a different location, you will be notified via email and/or by phone.
- NCREC rules do not allow WRAR to accept late arrivals. We thank you for understanding.

### Designations & Certifications

- WRAR will gladly reschedule your class only when you cancel at least 5 business days prior to the class beginning. Please contact Lois Campbell at 910.202.1584 or [LCampbell@WRAR.com](mailto:LCampbell@WRAR.com).
- If WRAR must cancel a class, WRAR will gladly refund your money or you will be allowed to reschedule it.
- If a class is rescheduled to a new date or time and/or moved to a different location, you will be notified via email and/or by phone.
- When applicable, NCREC rules do not allow WRAR to accept late arrivals. We thank you for understanding.

**Designation or Certification Classes:** ~~We do not give refunds; however, you may change to another scheduled designation class subject to space availability if notice is given at least 10 days prior to your scheduled class. If class is cancelled due to lack of participants or anything beyond our control, you will be allowed to register for the next available time the course is being offered. NO shows or late arrivals will forfeit ENTIRE fee. (No Exceptions!)~~



## Social Media Policies for the Wilmington Regional Association of REALTORS®

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### Definition of Social Media

Social Media(s) is designed to link people in a virtual community and allow for easy, instantaneous dissemination of information about, or comments on, an issue or an event to this virtual community.

Social Media includes, but is not restricted to services such as Facebook, Twitter, LinkedIn, blogs, online media players and online chats.

### Purpose of Policy

- Establish procedures for selecting new social media(s)
- Create standards for WRAR Staff using social media to connect with members and the general public

### Approved Social Medias

- Facebook, Twitter & LinkedIn
- WRAR Blog – Broker Breeze.com
- Public Blog – THEwilmingtonMLS.com/blog
- WRAR Legislative Advocacy Blog – CFC3.org
- WRAR.com Online Chat
- WRAR.com/TV & THEwilmingtonMLS.com/TV – Bright Cove Media Players
- YouTube & SlideShare

*\*The above list is subject to change at any time based upon the below procedures.*

### Required Procedures for Approval

New social medias and services must first receive the recommendation of either the WRAR Chief Technology Officer or Communications Director and then be approved by the WRAR CEO. However, if the benefits members will receive from using a particular social media(s) is unclear after this process, the WRAR CEO may ask the WRAR Board of Directors to make this final decision.

### Staff Internal Policy

1. During work hours, the only permitted use of social media(s) is for WRAR business purposes (excluding Staff's one hour lunch break).
2. Each department head shall consult the WRAR Communications Director and/or Chief Technology Officer to jointly determine if and which social media(s) will be used by their department. All final decisions must meet the above "Required Procedures for Approval".
  - a. Each staff member allowed to use social media in their daily work will be accountable for the content they create and disseminate.

- b. Any information that is not current public knowledge must be cleared by the department head before Staff may disseminate.
- c. Any Staff that uses a social media(s) for work purposes shall make it clear that they are representing WRAR and what title they hold within the organization.
- d. Staff shall not engage in any negative interactions about WRAR or any members/staff of WRAR. If allegations of such actions are made, the allegation shall be reviewed by the CEO and appropriate actions shall be taken.
  - i. If disciplinary action taken against the Staff at fault does not appease the allegor, the Association shall seek mediation before entering litigation.

### **Staff Conversation Policy**

1. Prompt response to all comments and questions is expected.
2. Staff shall not respond to an individual's inappropriate or rude comments.
  - a. Staff shall notify the CEO of the individual and their comments, so that the CEO can decide if the individual's rights to participate in the service should be restricted, suspended, or terminated.
3. Staff shall correct any informational errors and make sure the corrections are noticeable to individual participants of the service.
4. Staff shall be allowed to disagree with users as long as the interaction is polite and that the Staff's views represent WRAR's views. If a member continues to disagree, staff shall direct them to submit an email explaining their reasons to the WRAR Board of Directors.

### **User External Policy**

1. Any comments/posts that are reasonably deemed inappropriate may be removed by Staff with the approval of the department head.
2. Any comments/posts that are deemed off topic shall be responded to by Staff stating that the members comment doesn't pertain to the subject matter at hand. Additionally, if they wish to discuss the topic, they may email a request to the appropriate staff for approval.
3. Any comments/posts that are deemed to be advertisements or spam shall be deleted by Staff.
4. Each comment/post is limited to one website link.
5. If an individual is deemed to be a repeat offender, that user's access may be restricted, suspended, or terminated and WRAR may remove any or all past comments/postings.
6. If an individual's comment has been removed or was deemed off-topic, they may contact the appropriate staff as to the reasons why.

### **Comment/Posting Retention Policy**

Comments/postings on third party sites will be subject to that site's retention policy.

Comments/postings on WRAR managed sites will be retained for 90 days via virtual back up.

## NCAR Meeting Summary – June 7-9

Andrea Bushnell, J.D., was introduced to the Board during the June meetings. She is the former legal counsel and later CEO of the Oregon Association of REALTORS®.

Wilmington continues to be the third largest association by 313 members over next ranked Asheville. The Top 10 associations now have 22,315 members or 63.05% of the total membership. The other **56** association contain 46.95%.

Several “administrative” Bylaw changes were passed concerning the authority of the Administrative and Executive Committees regarding the hiring of a new chief staff executive; NAR required changes; date changes for notices; and clarification that Representative members of the Executive Committee are appointed by Policy.

A proposed bylaw amendment to limit the length of time someone may serve as a NCAR Director was defeated. A “straw poll” was taken to provide the Bylaws Committee with some sense of what might be acceptable to the board.

While the Strategic Plan was approved, concern was expressed that the budget might not be able to support the activities called for in the Plan.

NCAR cannot fully fund its designated reserves and is short by \$15,126.42 on its balance sheet. Additionally, NCAR will “run out of dues cash” in about 45 more days. This means the NCAR will start using the line of credit to pay operational expenses. The cost to do that is projected to be between \$24,000-\$28,000 dollars. I do not believe that the NCAR Directors clearly understand this fact.

Additionally, the reserves are not protected by enough insurance in the case of a collapse of Bank of America.

Wilmington was recognized for achieving 100% of its RPAC for 2009 (certificate) and 2010 (announced to membership).

The following members were recognized by NC-RPAC:

Danny Brock – NAR RPAC Hall of Fame

April McDavid – Sterling R

Patrice Willetts – Sterling R and President’s Circle

On behalf of Region 2, Patrice Willetts received RPAC’s Colvin Cup. Region 2 was 100% and had the highest percentage of participation versus the other regions.

I have not included information about the Governmental Affairs as Kathleen will cover this in her report.

Jerry Panz  
CEO

## **POLICY IN REGARD TO EXECUTIVE ROUNDTABLE VOTING**

On August 1 staff shall send the ballot by email ~~certified mail, return receipt requested~~ to the Voting Members, except, however, if there is only one candidate, staff shall notify the members that the person so noticed is declared elected and no ballot shall be mailed. The ballot shall contain the following notice when more than one person is on the ballot: **Note: The person with the next highest vote total who is not elected, shall serve as the Alternate Director.** An Alternate Director automatically fills a vacancy created by Executive Roundtable Director's inability to continue their term if the Alternate is qualified to do so. The ballot may be returned via fax or in person to the Association office. Staff will call all firms whose ballots have not been received by August 20<sup>th</sup>. Any ballot not received by close of business on August 31<sup>st</sup> will be declared void. (modified by BofD 10-17-02 per Executive Roundtable request)