



# PBBR FRIDAY FLASH

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## Friday, July 10th, 2009

In summer, the song sings itself. ~William Carlos Williams

### LEADERSHIP 2009

**PBBR PRESIDENT  
PBMLS PRESIDENT**

**JIM MEIER**

**PBBR PRESIDENT ELECT  
PBMLSVICE-PRESIDENT**

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**PBBR/PBMLS  
TREASURER**

**BOB INGLIS**

**PBBR SECRETARY  
KATHY DAVIS**

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**CAROLYN LANTZ**

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**JAMES HERRON**  
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**PBMLS CORPORATE  
SECRETARY**  
**SALLY BAKER**  
Ex Officio

**STAFF**  
ASSOCIATION AEO  
**SALLY BAKER**

ADMIN ASS'T  
**AMBER YOUNGS**



## MEMBERSHIP

### NEW MEMBERS

- Teresa DeMuri, USDA – Forest Service (Appraiser)
- Connie (Winans) Sutika – Century 21 River Country Branch Office
- William Ott, ERA Houghton Higgins.com
- Cheryl Gallagher, Coldwell Banker Classic Realty

### REINSTATEMENTS

- Larry Bleeda, Larry Bleeda Appraiser (formerly with Poole Appraisal)
- Jennifer McFall to RE/MAX Higgins Lake
- Dave Wetherell, ERA Greater North Properties

### PBBR REALTOR® OF THE YEAR '09

It's that time of the year! If you have someone in mind to nominate for our REALTOR® of the Year, call Sally or Amber and ask for a form to be emailed to you.

Nominee requirements:

Member of PBBR for two or more years

Currently or previously served in a leadership or committee position for Paul Bunyan Board of REALTORS®.

Involved in real estate promotional activities, community service, civic or charitable organizations. The criteria from NAR and MAR is a little more stringent than our local criteria, but we realize that our REALTORS® of the Year will rarely be involved at the state and national level of service.

Barry Fall, Broker/Owner of ERA Greater North Properties, is our current REALTOR® of the Year.

## PBMLS AND LOCKBOX SERVICE



### NEW MLS MEMBER BENEFIT

Our members with Smart Phones will soon be able to access the advanced Mobile Communications product. We expect to have this configured for you by the end of the month or sooner if possible. However, you will retain the choice for the WiFi product as well if you are not using a Smart Phone. What does the Mobile Communications product allow you to do?

- Email listings directly from any PDA or smartphone
- View multiple property photos in large format images
- Agent-configurable default search fields by class
- Membership Search – search for agent or office
- My Listings – view inventory by class
- Last Viewed – instantly pull up the previous 20 listings that were last viewed
- Map listings with Live Maps by Microsoft® Virtual Earth

### 4 COUNTY RENTAL DIRECTORIES COMING TO PBBR WEBSITE

The Board of Directors approved a proposal to post Residential Rentals and Vacation Rentals for Wexford, Missaukee, Roscommon and Osceola counties on the board's website.

We hope to have the directories ready to be displayed before August 1<sup>st</sup>. Stay tuned for more information on this project in PBBR's forum email blasts!

You will be updated soon on how to request adding a rental to the site.



**Convention & Expo  
Michigan Association of REALTORS®  
October 7 – 9, 2009  
Grand Traverse Resort**

**Improve Your Business with Help From Nationally Recognized Speakers**

With a variety of session topics, and nationally recognized speakers, there is no better place to grow professionally than the 2009 MAR Convention & Expo. Learn new trends and practices, or refresh your knowledge on the market, and return to the office with new ideas to implement.

**Receive CE Credits**

Each year MAR offers the opportunity to receive over 35 hours of continuing education credit. In addition to receiving CE credit, attend MAR's ever-popular Legal Update. Get your credits in one location for one low price this year by attending the 2009 MAR Convention & Expo.

**Connect with Your Industry**

MAR's Convention & Expo is the largest real estate event in Michigan. Join over 1,000 of your peers, to share ideas, meet new contacts, and connect with the most successful in the real estate industry. Expand your business by expanding your network! MAR offers a variety of networking opportunities at the annual Convention & Expo including the REALTOR® Royale, Grand Assembly, Happy Hour in the Expo, Refreshment and Networking Breaks between sessions, and much more.

**Visit Vendors at the Expo**

Learn about the latest products and services in the market today in the Expo hall. Receive discounts on future products and services you use for your business, serve your clients better by increasing your prospect list, and know your market products better and before your competition.

**Attend the Grand Assembly & Opening Keynote**

The opening of the Convention is an event not to be missed by Michigan REALTORS®. Honor your peers and join in celebrating the REALTOR® of the Year Nominees, as well as enjoying the inspirational and entertaining Drum Cafe, this year's Opening Keynote.

## MSHDA Programs Update

Links were provided in the cover email for this newsletter edition on <http://www.pbbr.com>

- Recapture Tax Reimbursement Program
- And Mortgage Credit Certificate Program

## HUD/Site Condo Update 6/17/2009

The Michigan Association of REALTORS®, along with many other state REALTOR® associations, has received many questions and concerns regarding site condominiums and FHA loan approvals. Recently, HUD released Mortgagee Letter 19 on the Condominium Approval Process for single family housing. Included in the letter is guidance on how to treat site condominiums. Under the letter, site condos do not need to be approved as condo projects, but FHA loans for site condos still need to include a condominium rider in the loan package for insurance endorsement. Here is an excerpt:

"Site Condominiums are single family detached dwellings encumbered by a declaration of condominium covenants or condominium form of ownership. Condominium Project approval is not required for Site Condominiums; however, the Condominium Rider (Attachment D) must be included in the FHA case binder submitted for insurance endorsement. Manufactured housing condominium projects (MHCPs) may not be processed as site condominiums; these projects will require approval under HRAP."

For more information:

<http://www.mirealtors.com/content/upload/AssetMgmt/Documents/Legal/condoletter09.pdf>