

RMLS Rules Roundup for August 2021



The Rules Roundup provides a monthly accounting of RMLS rules violations and courtesy notifications. Our Data Accuracy team manages all reports of property listing errors, tracking 34 specific issues outlined in the RMLS Rules and Regulations, and is responsible for addressing subscriber questions and concerns regarding listing accuracy whether those are submitted via the “Report Issue” button on a listing, through email, or by phone. When there are increases in specific violation types, we often place notifications on RMLSweb in order to alert subscribers so that they can avoid violations.

AUGUST HIGHLIGHTS

When entering a residential listing, it is important to make

sure that the correct property type is listed. There can be some confusion about what the property type should be for a listing. Fortunately, we have a handy document that defines property types that you can bookmark in case you need it.



FORMAL VIOLATIONS

The RMLS Rules and Regulations Committee reviews all formal complaints which allege a violation of the RMLS Rules and Regulations. The committee has the power to impose sanctions.

The committee did not review any cases in August 2021.

INFORMAL VIOLATIONS & COURTESY NOTICES

In August 2021, the RMLS Data Accuracy staff reviewed 31,260 listings in addition to the 490 notices sent through the “Report Issue” button on RMLSweb. Of the items reviewed, 1,275 violation notices and 2,018 courtesy notices were sent out. In addition, our team handled 416 phone calls.

Category	August
Missing Tax ID	434
Personal Promotion	148
Missing School	124
Incorrect or Missing Information	122
No Showings	65

Missing Owner Name	58
Duplicate Listing	56
Incorrect Status	43
Property Condition	37
Incorrect First Photo	32
Incorrect Property Type	30
Conditions to Compensation	29
Is Property a Condo	27
Listing Input in Incorrect MLS area	17
Partial Bathrooms 5+	14
Missing Condo Unit Number	10
HUD	9
Inaccurate Lot Size	8
Address Issues	8
City Unknown	3
Duplicate Listing in Different Categories	1

The following are the courtesy notifications sent to RMLS subscribers in August 2021:

Category	August
Listing Still Pending	631
Listing is Set to Expire	548
Multiple Owner Names in First Field	360
Listing Status Changed from PEN to SLD > 24 hours	320
New Listing Input Over 24 Hours	90
Listing Still in OMS, Public Records Indicate SLD	69

Questions about RMLS Rules and Regulations or the accuracy of

specific listings can be directed to the RMLS Data Accuracy department at dataaccuracy@rmls.com or 503.395.1916.