



Realty Notes



CCBR Volume No. XXV Issue No. 9

September 30, 2010

October

- 3 Seneca Niagara Fundraiser Casino Bus Trip Jmst 7:30 AM, Fredonia 8:00 AM
- 7 MLS/Computer Committee Meeting, Board Office 8:30 AM
- 8 Membership Committee Meeting–Board Office 9:00 AM
- 12 Board of Directors, 8:30 AM Board Office
- 14 Public Relations Committee Meeting 9:00 Board Office
- 31 Happy Halloween!



November

- 4 MLS/Computer Committee Meeting, Board Office 8:30 AM
- 9 Board of Directors, 8:30 AM Board Office
- 11 Public Relations Committee Meeting 9:00 Board Office
- 12 Membership Committee Meeting–Board Office 9:00 AM
- 18 Installation Banquet – Lkwd Yacht Club
- 25 Happy Thanksgiving!
- 26 Board Office Closed

Installation of 2011 Officers



*Chautauqua Lake Yacht Club
43 E. Lake Rd., Lakewood, NY*

Thursday, November 18th, 2010

Hors d'oeuvres Cocktail Reception

6:00pm

*Featuring: Shrimp, Cheese Board, Tenderloin Sliders,
Smoked Salmon, Chicken Skewers, Sweet/Sour
Meatballs, Spanikopita, Stuffed Mushrooms, Pear
Brochette, Bean Caviar, Dessert*

Cash Bar

\$30.00 per ticket through October 31st

\$35.00 as of November 1st

\$40.00 tickets at the door.

Pathways to Professionalism:

**** Promise only what you can deliver – and keep your promises.**

Door Prizes!

License Registration Numbers



Tom Hartung of Hartung Real Estate missed out on \$10.00. He didn't see his license registration number in last month's newsletter.

Don't forget to look for your license registration number in the newsletter each month. Call the board Office when you find it and receive \$10.00 (ten dollars) cash (if you call before the next newsletter comes

October Birthdays

2 nd	Diane Stelmack	15 th	John Gifford
2 nd	Dave Bird	19 th	Heidi Seddon
3 rd	Tom Turner	22 nd	Nancy Gleason
3 rd	Nick Benedetto	23 rd	Olivia James
4 th	Michael Endress	24 th	David O'Connor
7 th	Adam Pearson	25 th	Ron Burnside
7 th	Brenda Rissel	25 th	Roxanne Torres
9 th	Jim Johnson	27 th	Colleen Borzon
9 th	Andrew Woloszyn	28 th	Joyce Ball
9 th	Kathy McCarthy	28 th	Amy DeTine
12 th	Sam DelPopolo	28 th	Judy Weilacher
12 th	Betty Newhouse	31 st	Stacy Stalter
14 th	Roger Penhollow	31 st	Jon DuShaw
15 th	Richard Benedetto		

MLS/COMPUTER COMMITTEE REPORT

The MLS/Computer Committees met on Thursday, (40MI) September 2, 2010.

Present were: Rick McMahon, MLS Chair; Craig Gleason, Computer Chair; Sandy Haines; Donna Breen; Lory Anderson; Chuck Ludwig; Paul Liuzzo; David Garofalo; Lynn Weaver, MLS Coordinator and Jan Murray, Executive Officer

VORSTAR, SoftMLS Changes: 1) Changed all REALTOR® pages to 45 minutes before timeout. 2) Mapping is now available to agents and public. Agents should check their listings to make sure the Mapping feature pulls them in. **Requested Changes 1)** Be notified of bounced emails 2) A personal Subject Line instead of "From Realtor at SoftMLS" 3) Send autoresponder notifications to Seller once a week on how many hits they've had on their listed property. 4) Ask about drawing a section on map where it would pull up homes in selected section.

TAX SALE Auctions International has 100 listing they would like to put back in the MLS for a "clean-up auction" to be held September 18. The Committee voted to not give a break on the price, they were reminded to have picture in the same day on all residential 4 families & under as well as all the other rules or they would be fined.

The meeting adjourned at approximately 9:45 AM.

Pepper & Crandall Co.
Cattaraugus/Allegheny Counties

REFERRALS WANTED!
"Your Full Service REALTOR®"

401 State St. Olean, NY
14760

(716) 372- 7100
Mary Pepper, Broker

Ask me about our great product packages!

MEMBERSHIP COMMITTEE

The Membership Committee met July 9th, 9:00 AM at the Board Office.

In Attendance: Nancy Gleason, Chair; Michelle Turner, Glori Taylor and Jan Murray, Executive Officer.

New Members - since July are Daniel Empie, Timberland Realty; Jill Hopkins, CENTURY21 Turner Brokers; Raymond Wagester, Farm Credit of WNY; Ronald Johnson, Holt Associates; and Susan Swanson, Real Living Avista.

Terminated Members - since July are Jacqueline Francisco-Palmer and Sharon Barnes of Howard Hanna Holt; Idalia Torres, Niebel Realty; Ernest Frommer, Midtown Realty; Katherine Paulson, ERA VP Group.

November 18th (Installation Banquet) An hors d'oeuvres cocktail reception is planned rather than a sit down dinner. It will be held at the Yacht Club in Lakewood. There will be Shrimp, Cheese Board, Tenderloin sliders, Smoked Salmon, Chicken Skewers, Sweet/Sour Meatballs, Spanikopita, Stuffed Mushrooms, Pear Brochette, Bean Caviar, Small Dessert Selection. Cash Bar. Cost will be \$35. per person including tax and tip. Door Prize of 2011 Dues, MLS Fees, and Lockbox Fees will be chosen from names on back of Ticket. Affiliates/Firms will be asked to donate a gift to raffle to offset costs of dinner. Tickets will be sold for \$30. through October 31st; as of November 1st, the price will be \$35. and tickets at the door will be \$40. Time will be 6:00 on. Pete Dawson will MC the evening. There will be piped in music. A DVD will be put together of past meetings, picnics and banquets to scroll through the evening.

The next committee meeting will be Friday, October 8th, 9:00 AM at the Board Office.

The meeting adjourned at approximately 10:20 AM as there was no new business.

Exploring the New Agency Disclosure Law

Thursday, October 7, 2010 2:30 p.m.

This webinar will address the newly-passed Advanced Consent to Dual Agency and Agency Disclosure for Condominiums and Cooperative Apartments/Units law that will go into effect on January 1, 2011. In addition, agency and agency disclosure will be discussed at length in order to clarify many issues facing REALTORS on a daily basis. Attendees will be given the opportunity to ask questions at the end of the webinar about the subject matter presented.

Presenter: Anthony Gatto, Esq., NYSAR Director of Legal Services and the voice of NYSAR's Legal Hotline

To attend this webinar, you must first [register](#)

Or you may attend it at the Board Office

RPAC REPORT

The RPAC 18 hole Golf Scramble held at Peek 'n Peak Resort was a big success – in spite of the rain! There were 44 Golfers and 2 for Dinner only, bringing in a total of \$3589.00 toward our RPAC goal of \$4440.00.

First place was the team of Steve Holt, Carl Steenburn, Keith Swanson and Larry Anderson with -8.

Second Place was the team of Earl Johnson, Eric Johnson, Ross Cali & Scott Keleman with -5.

Third Place was the team of Jack Villella, Sandy Haines, Tony Siliano and Roger Baldwin with a -4.

Thank you to the Sponsors of the Contests!
Following are the Hole Contests w/Sponsor and Winner:

Longest Putt (**Real Estate Advantage**) Sandy Carlson
Closest to Pin (**WNY Home Inspection**) Joe Bender
Longest Drive (**Rick's Southern Tier Insp**) Sandy Carlson
Closest to Pin 2nd Shot (**Community Bank**) Harry Zewczyk
Longest Putt (**HSBC Mortgage Corp**) Rick Haggmark
Closest to Pin (**Hartung Real Estate**) Darlene Mendrick
Longest Drive (**M & T Bank**) Scott Kelemen
Closest to Pin (**Real Living Avista**) Cathy Prichard
Longest Drive (**Ludwig Auction & Sales**) Sandy Carlson
Longest Putt (**ERA VP Group**) Tom Murray
Longest Putt (**C-21 Turner Brokers**) Lisa Allenson
Longest Drive (**Wells Fargo**) Brock Carlson
Closest to Pin (**Hometown Realty of WNY**) Roger Baldwin
Closest to Pin 2nd Shot (**Jamestown Savings**) Scott Kelemen

Thanks to the following for donations of Door Prizes:

Fenton Grill
Pizza Hut
Don's Car Wash
Lakewood Golf Center
Judy Kraft @ Chocolat
Jamestown Ice Arena
Amy Hanson @Jefferson Terrace
NYSAR
McCarty's Restaurant
Shultz Auto Group
Boomerang Café
Raynor's Liquor Store
Kris Whitmore
Applebees
Falconer Vac Shop
Curves
HSBC
Jamestown Mattress
C & A Auto & Marine
State Farm Insurance
Wells Fargo
Lakeview Gardens
The Basket Co.
Bemus Point Lodge
Peek 'n Peak

continued (1041294) on page 4.....

Winner of the Drawing for the Peek 'n Peak Play & Stay Package donated by **Peek 'n Peak** was Lynn Weaver! Peek 'n Peak also donated 50% off Golf coupons to all golfers.

Bev Williams of **Dominion Publishing** was the sunshine of the day - delivering refreshments of water, pop, beer and snacks! Thank You!

Special thank you to RPAC Chair, **Lynn Smith** and Committee Members **Jack Villella, Judy Kraft, Dale Sandberg, Ginger Johnson** and **Chuck Ludwig**.

Great Job!

*Seneca Niagara Casino
Fundraiser*

Sunday, October 3rd

The Bus will be going - we have exactly 36 people signed up & paid. If anyone would like to jump on the bus (not in front, or under), call the Board Office on Friday - we have 12 more seats available.

Bus leaves

*Jamestown Park n Ride 7:30 AM
and
Fredonia Movie Plaza 8:00 AM*

Returns Home 4:00 PM

\$25.00

With \$25.00 back in Casino \$\$\$

And

\$10.00 back in Food Credit

IT'S A WIN - WIN - WIN!

GENERAL MEMBERSHIP MEETING

Call to Order-9:00 A.M: Lory Anderson, President: called the meeting to order. President Anderson welcomed all to the September 28th meeting at The White Horse Inn, Cassadaga, NY.

Minutes of the Last Meeting: Minutes from the last meeting were placed on the tables.

Treasures Report: A copy of the Balance sheet and Income/Expense was placed on each table for review. There were no questions, and the report will be placed on file.

Committee Reports:

Membership Cindy McNallie reported space left on Seneca Niagara Casino Fundraiser. Installation will be at the Lakewood Yacht Club on November 18th

Education There will be a webinar on the changes in Agency Disclosure to take effect in January, October 7th at 2:30 PM. You may sign up as an officer or individual – or watch it at the Board Office. Bill Rollinger and Doug Hooper volunteered to Chair the Committee.

Legislation Terry Niebel volunteered to be the Chair.

RPAC Chair Lynn Smith reported a successful Golf Scramble Fund Raiser. Members may still donate to RPAC before October 15th to get credit for the 2010 year.

Professional Standards Chair, Pete Holt reported 6 cases for this year. 3 Arbitrations and 3 Ethic. He recommends members pay special attention to treatment of all parties.

Grievance No Report

Public Relations No Report

Vote on 2011 Budget and 2011 Slate of Officers. The proposed 2011 Budget of \$201,100.00 was passed with 15 FOR and 0 AGAINST.

The Slate of Officers passed with 15 FOR and 0 AGAINST. The new officers will be:

President	Laurelee Anderson
Vice President	Donna Breen
Secretary	Bonnie Saletta
Treasurer	Jack Villella
3 yr. Director	Paul Liuzzo
2 yr. Director	Diana Holt
1 yr. Director	Jane Grice
1 yr. Past President Director	Rick McMahon

Raffle Drawing: Raffle money and Door prizes were drawn.

This meeting was sponsored by:

**Wells Fargo Home Mortgage
395 Fairmount Ave., Lakewood, NY 14750
(716) 763-2759**

Meeting adjourned @ 9:30 A.M.

WESTERN NY SCHOOL OF REAL ESTATE
(courses taken at the Board Office)

1. Fair Housing in New York 3½ hrs \$35/\$55
2. Green Building Certificate 7½ hrs \$75/\$95
3. Architectural Initiatives, Interior Decorating & ...Historic Landmarks in New York State 22½ hrs ...\$159/\$179
4. Home Inspection: Theory & Practices 22½ hrs ...\$159/\$179
5. Keeping Out of Trouble: Understanding New York Laws 22.5 hrs \$159/\$179
6. Real Estate Topics for the Decade 7½ hrs \$75/\$95
7. Mold, Lead & Radon in the Home 4¼ hrs \$40/\$60
8. Understanding Covenants & Surveys 3¾ hr \$40/\$60
9. Assessments, Taxes & Exemptions 3 hrs \$30/\$50
10. Wall Street vs. Main Street 22½ hrs. \$159./\$179

Call the Board Office - 484-9426

CompuTaught On Line Courses

<http://affiliate.careerwebschool.com/new-york/real-estate/618/>
 New York Home Page

<http://affiliate.careerwebschool.com/new-york/real-estate/sales-pre-license/618/> NY Sales Qualifying 75 hour

<http://affiliate.careerwebschool.com/new-york/real-estate/broker-pre-license/618/> Broker Qualifying

<http://affiliate.careerwebschool.com/new-york/real-estate/remedial/618/> NY Remedial "Gap" Course

<http://affiliate.careerwebschool.com/new-york/real-estate/continuing-education/618/> NY CE

WNY School of Real Estate

- | | | |
|--------|---|---------|
| Oct 1 | Market Analysis Preparation | |
| | 9:30 AM 4½ Hr CE | \$ 39. |
| Oct 4 | Home Inspection Licensing Module 3 | |
| | 4:45 PM – 11 PM Mon, Th. 25 Hrs. | \$ 399. |
| Oct 8 | Property Inspection Red Flags | |
| | 8½ Hrs CE 9 AM – 5:30 PM | \$ 75 |
| Oct 13 | NYS 30 Hr Gap Course | |
| | 5:30 PM – 10:45 PM Tue, Th | \$ 229. |
| Oct 14 | Mold Certification Program 90 Hr | |
| | 5:30 PM Thursday | \$ 699. |
| Oct 18 | Home Inspection Licensing Module 4 | |
| | 4:45 PM – 11 PM Mon, Thur 25 Hr | \$ 399. |

www.wnyschoolofrealestate.org

633-9009 for info.
 or to Register

~~~~~

**CONTINUING ED MADE EASY!**

**HTTP://WWW.THESHOP.CO**

**Cusack Real Estate & Sales Training Center**

*NYS Qualifying Courses*

- |        |                                                                               |                            |
|--------|-------------------------------------------------------------------------------|----------------------------|
| Oct 2  | <b>NYS Real Estate 30 Hr Gap Course</b>                                       |                            |
|        | 5:30 PM- 10:30 PM Sat 8:30 AM – 5                                             | \$249                      |
| Oct 2  | <b>HI-5 Ongoing Field Inspections</b>                                         |                            |
|        | 40 Hrs 10/2,9,16,23,30, 11/6,13,20                                            | \$895                      |
| Oct 5  | <b>R-10 Residential Report Writing &amp; Case Studies</b> 15 Hrs              | 10/5,7,12 5:30-10:30 \$229 |
| Oct 6  | <b>NYS Salespersons 75-Hr Qualifying Course</b>                               |                            |
|        | 2 week accelerated Mon-Fri 9 AM-5 PM                                          | \$549                      |
| Oct 14 | <b>15 Hr Nat'l Uniform standards of Prof Appraisal Practice (USPAP)</b> 15 Hr | \$319                      |
| Oct 19 | <b>NYS Real Estate 30 Hr Gap</b>                                              |                            |
|        | Tue, Fri 9 AM – 5 PM                                                          | \$249                      |
| Oct 19 | <b>HI-3 Mechanicals of the House: Heating, Cooling and Plumbing</b> Tue, Thur |                            |
|        | 5:15 PM – 10:15 PM 25 Hr                                                      | \$450                      |
| Oct 25 | <b>NYS Salespersons 75 Hr Qualifying Course</b>                               |                            |
|        | Mon, Wed 5:30 PM – 10:30 PM                                                   |                            |
|        | Sat 8:30 AM – 5:00 PM                                                         | \$499                      |
| Oct 28 | <b>NYS Brokers 45 Hr Qualifying Course</b>                                    |                            |
|        | Thurs, Fri 9 AM – 5 PM                                                        | \$350                      |
| Oct 28 | <b>R-11 Advanced Residential applications &amp; Case Studies</b> Tue, Thur    |                            |
|        | 5:30 PM -10:30 PM 15 Hrs                                                      | \$229                      |

*NYS Continuing Education Classes*

- |       |                                         |          |
|-------|-----------------------------------------|----------|
| Oct 1 | <b>Identifying Architectural Styles</b> |          |
|       | 11¼ Hr CE 10/1,2 9 AM-4:30 PM           | \$124.95 |

[www.virtualclassrooms.com](http://www.virtualclassrooms.com)

Call 683-4080 for info. or to Register

~~~~~

SUNY College at Fredonia

Call 673-3177 for info or to Register

~~~~~

**JCC- Jamestown**

665-5220 ext 2409 For Info. or to Register

~~~~~

JCC- North County

366-2255 For Info. or to Register

Manfred On-line Salesperson 75 Hr. Course

On-Line 75 Hour Salesperson's Qualifying Course and the 30 Hour Gap Course. Study On-line and take the test at the Board Office.

Go to: <http://www.manfred.fastclass.com>

Questions? Email Manfred RE Learning Center: info@manfredrelc.com with "75 hr Online Question" in subject line.