

# CRMLS Broker Report

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Volume 2025 Edition 10

Here are highlights from this month's broker report. To read the report in full, [please click here](#).

## A Note from CEO Art Carter

I wanted to take a moment to personally share a few thoughts with our valued CRMLS brokerage community and offer some clear context about the recent communications you've received and headlines you may have seen.

Last week, CRMLS and REcore Solutions, LLC, had to respond quickly to some concerning issues with CoStar and its subsidiary Homes.com. As CEO of both CRMLS and REcore, it was important for both organizations to act decisively on two separate matters, both of which, thankfully, were resolved very quickly.

To begin, news from CoStar required CRMLS to act immediately to comply with their updated Media Rights and Terms. Out of respect for CoStar's terms and to ensure compliance with intellectual property protections, our initial communication requested that all CRMLS users remove media originating from Homes.com, CoStar, or any other CoStar-affiliated organization.

After sending this message, CoStar confirmed in writing that notwithstanding some conflicting terms in the CoStar Terms of Use, CRMLS users may continue to input media links into CRMLS without violating their updated terms. I understand this may have caused some confusion for you and your agents, but the precaution was necessary to protect CRMLS, our brokers, and our agents.

Next, REcore, as CRMLS's data licensor, determined that CoStar was not upholding its obligations under our licensing agreement. As a result, REcore made the difficult decision to file a breach of contract lawsuit and announced that Homes.com would no longer receive CRMLS data as of November 1.

REcore was established to monetize MLS data used for institutional purposes—such as by mortgage lenders, appraisers, and similar entities—with the goal of returning those funds to our brokerage community who provides this valuable data. Looking ahead, REcore remains on track to begin distributing funds back to the CRMLS brokerage community in early 2026.

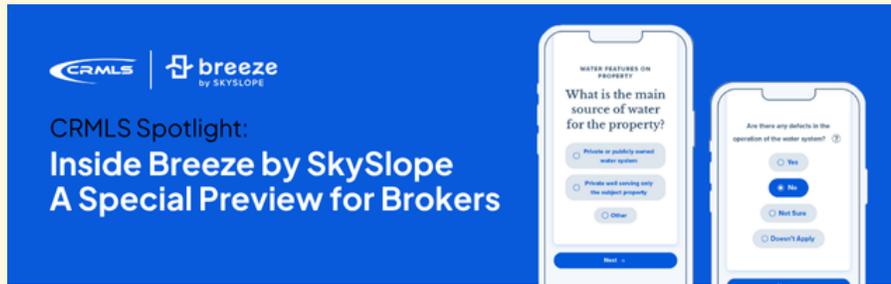
Fortunately, before the case advanced further, representatives from all parties came together to reach a mutually agreeable resolution. The matter has been fully resolved, and CRMLS listing data will continue to flow to Homes.com without interruption.

I wanted to share this summary to help cut through the noise of recent media coverage and online discussions. Every action we've taken has been guided by the best interests of our brokerage community. While I never prefer to see matters reach the courtroom, sometimes it's necessary to ensure that all parties honor their commitments and that our brokers are fairly compensated for the value they provide.

Thank you all for your patience and continued trust as CRMLS works to enhance your business experience and protect your interests.

Warm regards,

**Art Carter**



### [CRMLS Spotlight: Inside SkySlope | A Special Preview for Brokers](#)

Wednesday, November 5 @ 2:00 PM PT

SkySlope Breeze is soft launching for CRMLS on November 12. Before it goes live, we invite you to an exclusive, in-depth preview of how it simplifies the seller disclosure process for both you and your clients. Offered at no cost to CRMLS users, SkySlope Breeze will be fully optimized for mobile, enabling you to conveniently distribute essential forms to clients as easy-to-complete, guided questionnaires.

During this webinar, CRMLS brokers and office managers will learn how to use SkySlope Breeze to prepare digitally signed documents, minimize confusion for clients, and, above all, save valuable time.

We hope to see you at the webinar and thanks, as always, for your continued support.

***Note: This webinar is limited to brokers and office managers only, please do not share.***

## Stay Informed with The CRMLS Avocado - Volume #2 Is Out Now!

CRMLS has a special new [digest](#) with marketing-focused insights and tips on using our tools to promote your business. [Sign up](#) to receive The CRMLS Avocado in your inbox every month. Have ideas for future issues? Share your thoughts with this quick survey.

## September 2025 Market Data

How is The Market Doing?



Source: California Regional Multiple Listing Service (CRMLS)

### **Help Shape the Future of CRMLS – Join Our Focus Group**

At CRMLS we're always evaluating new technology to better support our users, and we want to hear your voice in the process.

As a valued leader in your organization, your insights and experience are essential. By joining our Focus Group, you'll have the opportunity to:

- Provide feedback on potential new product offerings and current systems  
Be among the first to test new tools
- Influence the technology that drives our industry

Interested? Reach out to [focusgroup@crmls.org](mailto:focusgroup@crmls.org) and learn more.

## Compliance

### Entering a Listing as a Comparable

The [CRMLS Compliance Knowledgebase](#) is a collection of guides, reference materials, and FAQs available on the [CRMLS Compliance webpage](#). You can search or browse by topic to find answers and instructions for the most commonly asked questions.

This month, we're highlighting CRMLS Rule 10.2 – Entering a Listing as a Comparable.

Rule 10.2 of the CRMLS Rules and Policies allows agents and brokers to enter a property in the MLS solely for comparable purposes. This listing entry will show 0 DAM (Days Active in MLS).

#### **Entering a listing as a comparable generally occurs in one of three scenarios:**

1. A seller instructs a listing broker to exclude the property from the MLS, such as with properties registered through REcore,
2. The Purchase Agreement is in effect prior to the Listing Agreement,
3. An agent or broker obtains an effective Single Party Compensation Agreement (SPCA) with a seller.

#### **When entering a Comparable listing, the agent or broker is required to:**

- input all dates and required information accurately
- Upload at least one (1) exterior photograph of the property
- Enter the listing into the MLS within 30 days of the property closing escrow

*Note: The agent representing the buyer must contact their local association or Board of Realtors for further assistance after submitting the listing.*

[Click here](#) for a complete guide on entering a comparable listing.

For more information on CRMLS Rules, please review our [Rules and Policies](#).

To access the full Compliance Knowledgebase library, [please click here](#).

[View the Broker Report in full to read more!](#)

## Enhancements & Products Corner

### Upcoming Product Webinars

[Join our November webinars to gain insight on products available to you!](#)

### ePropertyWatch Product Retirement

As of **October 24**, CRMLS will no longer support ePropertyWatch.

We apologize for any inconvenience to your daily workflow. To ease the transition, CRMLS offers two core products to assist you in creating property reports and presentations:

- [Realtors Property Resource \(RPR\) Neighborhood Reports](#): Uncovering neighborhood data and insights for your clients
- [Cloud CMA](#): A platform to make customizable, presentation-worthy CMAs and Buyer Presentations

### Did You Know?

Looking for an online class that fits your schedule, skill level, and experience? CRMLS offers a variety of product webinars designed to help you and your agents elevate your business through education. View the schedule, browse class descriptions, and register [here](#).

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## We've Got You Covered

### Education

CRMLS offers a variety of resources to educate you and your agents. Submit your training request today.

### Broker Support

Our support team is available to assist you through our online ticket system or by phone at (909) 859-2043.

### Compliance

We keep your listing data safe, clean, and accurate. Click above to chat live with a CRMLS Compliance representative or by phone at (909) 859-2043.





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