



MAINE ASSOCIATION OF REALTORS®

Your Real Estate Experts

COVID-19 UPDATES:

The Department of Economic and Community Development (DECD) confirmed that all of the current COVID-19 Prevention Checklists for businesses were retired on May 24, 2021, including the Guidelines for Real Estate as an Essential Business.

Please check the COVID-19 tab on the MAR website (<https://www.mainerealtors.com/covid-19-resources/>) for updated links to general guidance from the Maine Governor's office, Maine DECD, Maine CDC, and the U.S. CDC.

MAR recommends that each real estate company develop their own health and safety protocols as they deem necessary for the best interests of their agents, employees, and clients. Similarly, you should be cognizant of your clients' needs and requests when it comes to showings and other business interactions. Remember that not everyone around you is in the same situation as you, not everyone has the COVID-19 vaccine (including children), and some people may have underlying conditions that increase their health risk.

Please note that if a seller chooses to require any safety protocols or restrictions for showings in their home, they must be sure to treat everyone equally to avoid fair housing discrimination and have a plan in place for accommodations if requested by buyers who may be members of protected classes. Furthermore, a buyer who is a member of a protected class may request an accommodation for a showing in accordance with fair housing laws.

COVID RELIEF - PPP LOANS:

Until May 31, 2021 the Small Business Administration is offering PPP loans originated only by participating community financial institutions including Certified Development Companies (CDCs), SBA Microlenders, Community Development Financial Institutions (CDFIs), and Minority Depository Institutions (MDIs). For more information, or to find a lender: [Click](#)

Quick Links

[Maine Association of REALTORS®](#)

[National Association of REALTORS®](#)

[Maine Listings](#)

[Maine Real Estate Commission](#)

RAMCO Portal Links

[Greater Bangor Association of REALTORS®](#)

[Greater Portland Board of REALTORS®](#)

[Kennebec Valley Board of REALTORS®](#)

[Maine Association of REALTORS®](#)

- Maine Commercial Association
- MAR Only Members
- York County Council

[Mid-Coast Board of REALTORS®](#)

- Acadia Council
- Mid-Coast Council
- Penobscot Bay Council

[Mountains to Shore Board of REALTORS®](#)

- Androscoggin Valley Council
- Lincoln County Council
- Merrymeeting Council
- Western Maine Council

[Here](#)

FUTURE MAR OFFICERS:

The MAR Nominating Committee meets in June to recommend potential candidates for future Maine Association of REALTORS® officer positions (President-Elect and First Vice President). If you are interested in learning more and presenting your qualifications to the committee for consideration, please email suzanne@mainerealtors.com before June 4 for copies of the candidate information questionnaire and outlines of officer responsibilities. Thank you!

REMINDER – SHORELAND ZONE SEPTIC INSPECTIONS:

By Hannah McMullen, MAR Legal Counsel

Since January 1, 2020, Maine statute requires all septic systems located in the Shoreland Zone (not just Coastal Shoreland Zone) be inspected whenever the property is transferred. A system is exempt from the required inspection if it is less than 3 years old or has been inspected in the last 3 years by a person certified by the State of Maine. The inspection may also be waived if the buyer certifies to the Local Plumbing Inspector that a new system will be installed within 1 year. **Please note that even if a buyer does not intend on selecting any due diligence contingencies when entering a P&S, the buyer is still responsible for having a septic inspection when the system is located in the shoreland zone.** While the buyer is not required to make their offer contingent on the shoreland septic inspection (unless they choose to do so), the buyer is responsible for making sure the inspection is completed prior to the transfer unless the system falls into one of the three exceptions noted above.

VIRTUAL HILL VISITS:

Thank you to the 35 REALTOR® members who, along with MAR Officers Aaron Bolster, Madeleine Hill, Carmen McPhail and Sherri Dunbar met virtually and separately with Maine's U.S. Congressional delegation this week. Senator Susan Collins, Senator Angus King, Representative Chellie Pingree and Eric Kanter from Representative Jared Golden's office were asked to support federal legislation to increase housing supply, protect the 1031 like-kind exchange, safeguard the longstanding federal recognition of real estate agents to operate as independent contractors, and support legislation and increased HUD funding for testing and enforcement to ensure fair housing for all. To read more about these timely topics: [Click Here](#)

MAR Leadership

President

Aaron Bolster

President Elect

Madeleine Hill

First Vice President

Carmen McPhail

Treasurer

Sherri Dunbar

Chief Executive Officer

Suzanne Guild

Last Issue: May 21

Some content may be commercial in nature.

FEDERAL POLITICAL COORDINATORS:

Extra special thanks to the following Maine REALTORS® who work with NAR and MAR to communicate all year long with Maine's Congressional delegation. These members are MAR's primary points of contact with our members of Congress:

- Gail Rizzo, REALTOR® (Senator Collins)
- Mike LePage, REALTOR® (Senator King)
- Patti Lawton, REALTOR (Representative Pingree)
- Bart Stevens, REALTOR® (Representative Golden)

MAINE LISTINGS NEWS:

- Upcoming Webinars
- Flexmls Tip: My Messages
- Listing Input: Auto-Save Listing Feature
- Flexmls Statistics Series: Market Summary
- FREE Member Safety Benefit: FOREWARN
- Are Your Emails Going Into Your Junk Folder?

[Here is the link](#)

MEMORIAL DAY:

Memorial Day is an American holiday, observed on the last Monday of May, honoring the soldiers who died while serving in the U.S. military. Originally known as Decoration Day, it originated in the years following the Civil War and became an official federal holiday in 1971. May we remember and honor those who gave the ultimate sacrifice during their loyal service to our country.

HOLIDAY HOURS:

The MAR and Maine Listings offices will be closed on Monday, May 31 for the Memorial Day holiday. Maine Listings will monitor the systems over the holiday weekend. If you notice any issues, please email help@mainelistings.com



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