



Guam Association of REALTORS®

Your Voice for Real Estate on Guam

424 West O'Brien Drive
Suite 236A, Julale Center
Hagatna, GU 96910
Office: (671) 477- 4271
Fax: (671) 477- 4275
www.guamrealtors.com
email: ceo@guamrealtors.com

Schedule of Dues and Fees

Effective on January 1, 2024, approved by BOD. *Subject to Change.*

ACCEPTABLE FORM OF PAYMENT: All payments must be made by Check, Cashier's Check or Money Order. No Off-Island Checks.

MEMBER ANNUAL DUES: *Member Annual Dues are not refundable after January 1 of the year for which they are due. Exception for active military service – refer to Military Dues Waiver Policy. Staff may waive the late [dues] fee, if the delay is the result of a billing error.*

Licensed Broker/Salesperson GAR/NAR Q1 = \$550.00 MLS Q1 = \$220.00 TOTAL Q1 = \$770.00 Q2 = \$205.00 Q3 = \$205.00 Q4 = \$205.00	<ul style="list-style-type: none">* National Member Dues & NAR Public Relations Assessment* State/Local Dues* Standard Forms* GIS/MLS* Electronic Lockbox Equipment* MLS Service* Technical & Administrative Support	\$1,385.00 \$550.00 \$835.00
Licensed Appraisers GAR/NAR Q1 = \$550.00 MLS Q1 = \$220.00 TOTAL Q1 = \$770.00 Q2 = \$205.00 Q3 = \$205.00 Q4 = \$205.00	<ul style="list-style-type: none">* National Member Dues & NAR Public Relations Assessment* State/Local Dues* GIS/MLS* Electronic Lockbox Equipment* MLS Service* Technical & Administrative Support	\$1,385.00 \$550.00 \$835.00
MLS Assistant Annual Fee <i>Note: Office Principal must submit authorization in writing for any such Assistant granted with MLS access and/or SUPRA Key. One Assistant Key authorized per Member only.</i>	<ul style="list-style-type: none">* FlexMLS Exclusive Access (NON-PRINCIPAL)* Toll Free MLS Support and Maintenance* Administrative Support* No SUPRA Key* SUPRA Assistant Key only (NON-PRINCIPAL)* Administrative Support* Toll Free SUPRA Support and Maintenance* No MLS Access* PB & PA Assistant Key only (PRINCIPAL)* Toll Free MLS & SUPRA Support and Maintenance* Administrative Support* FlexMLS Exclusive Access (PRINCIPAL or NON-PRINCIPAL)* With SUPRA Key* Toll Free MLS & SUPRA Support and Maintenance* Administrative Support* Assistant Transfer e-Key Service (within the year)	\$150.00 \$150.00 \$150.00 \$250.00 \$75.00



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NEW MEMBER APPLICANT INITIAL FEES:

Licensed Principal Broker	<ul style="list-style-type: none"> * GAR New Member Application & Processing Fee (one-time fee/non-refundable) * MLS Participant Fee (one-time fee) * New Office Fee (one-time fee) * Member Dues: GAR is pro-rated by month the individual joins membership * Member Dues: MLS is pro-rated by quarter the individual joins membership 	<p>\$400.00</p> <p>\$800.00</p> <p>\$1,050.00</p>
Licensed Associate Broker OR Salesperson	<ul style="list-style-type: none"> * GAR New Member Application & Processing Fee (one-time fee/non-refundable) * MLS Subscriber Fee (one-time fee) * Member Dues: GAR is pro-rated by month the individual joins membership * Member Dues: MLS is pro-rated by quarter the individual joins membership 	<p>\$400.00</p> <p>\$600.00</p>
Licensed Appraiser (Principal)	<ul style="list-style-type: none"> * GAR New Member Application & Processing Fee (one-time fee/non-refundable) * MLS Participant Fee (one-time fee) * New Office Fee (one-time fee) * Member Dues: GAR is pro-rated by month the individual joins membership * Member Dues: MLS is pro-rated by quarter the individual joins membership 	<p>\$400.00</p> <p>\$800.00</p> <p>\$750.00</p>
Licensed Appraiser	<ul style="list-style-type: none"> * GAR New Member Application & Processing Fee (one-time fee/non-refundable) * MLS Subscriber Fee (one-time fee) * Member Dues: GAR is pro-rated by month the individual joins membership * Member Dues: MLS is pro-rated by quarter the individual joins membership 	<p>\$400.00</p> <p>\$600.00</p>



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PENALTY / VIOLATION FEES:

Principal Broker - Failure to Notify Association of New Agent: <i>Principal or Office must notify GAR in writing regarding new agent within 30-Days from date of license.</i>	Written Warning - 1st Offense \$250 - 2nd Offense \$500 - 3rd Offense and thereafter
Failure to submit Certification By REALTORS® Form (late, non-submission, incomplete & inaccurate information) <i>Note: Due by March 31st & October 31st annually</i>	Written Warning - 1st Offense \$250 - 2nd Offense \$500 - 3rd Offense & thereafter
Late submission of RE License renewal proof via email or hard copy to GAR of the Real Estate Appraiser/Broker/Sales Associate License renewal and non-renewal status	\$300.00
Late Payment: Education Classes, Meetings & Events <i>Only payment in advance or at door are permitted</i>	\$25.00 <i>Note: Applicable late fee will be assessed immediately after the due date in reference to payment for meetings, education classes & other events</i>
Late Payment Fee: Member Dues <i>Note: Applicable to all Member Dues collection. Any late fees assessed to members shall be considered as part of original dues and shall be paid in full. Failure to pay will result to member services interruption or as determined by BOD</i>	\$75.00
Late Payment Fee: Programming fees, Returned Check fee, Penalty fees Administrative Fees, Non-Member Assessment All other applicable fees collected by the Association in relation to "Other Fees". <i>Note: Assessment of late fees is applicable 15-calendar days from invoice date. Any late fees assessed to members shall be considered as part of original fees or fines and shall be paid in full. Failure to pay will result to member services interruption or as determined by BOD.</i>	\$25.00
"No Show/Cancellation" Fee: <i>Applicable charges to all Members & Guests for all GAR Education Classes, Events & Meetings. Deadline date to cancel shall be 3-business days in advance of the class/meeting/event.</i>	Amount as determined based on type of event/meeting actual cost
"No Show/Cancellation" Fee: <i>NMO (New Member Orientation)</i> <i>Cancellation must be noticed to GAR in writing 48-hours in advance of the NMO date.</i>	\$25.00
Unauthorized use of GAR Standard Forms <i>Note: As set forth in the license agreement and as authorized by the GAR BOD. Additional action may be determined by the GAR BOD as deemed necessary for each Offense committed.</i>	Written Warning - 1st Offense + \$250 \$500 - 2nd Offense \$1,000 - 3rd Offense and thereafter



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GAR OTHER FEES:

Non-Member Assessment Fee	\$1,385.00 RE Broker/Agent and RE Appraiser
Member Office Transfer Fee / Office Restructuring Name Change (Office or Principal)	\$225.00/ea.
Individual Membership Reinstatement (GAR & MLS) <i>Note: \$125.00 each for Reinstatement Fee GAR OR MLS</i>	\$300.00
Office Membership Reinstatement (GAR & MLS) <i>Note: \$150.00 each for Reinstatement Fee GAR OR MLS</i>	\$350.00
Returned Check Fee <i>Note: Total amount including the fee must be paid in Cashier's Check only.</i>	\$50.00
Replacement Fees: (payment upon request) <i>Membership Card / CE Certificate / All Other Certificates</i>	\$10.00

ELECTRONIC LOCKBOX & KEYS:

Lease Option <i>Note: Letter of Request with payment must be submitted to GAR prior to processing lockbox request. All lockboxes must be returned by each Office completely and in favorable condition at the end of SUPRA's renewal contract term or as directed by the GAR BOD.</i>	\$85.00/ea. Special Promo Amount (from time to time) upon BOD's authorization \$50.00
Replacement of Damaged/Lost/Stolen SUPRA iBOX (includes shipping cost)	\$175.00
Non-return of issued lockbox to the association after 30-days of membership disaffiliation.	\$125.00/ea. Billed to Office/Broker
Use of Bolt Cutter <i>Note: The deposit amount is for the use of the bolt cutter and will be returned to the member provided that the item is returned in good condition within 3-business days.</i>	\$160.00 (check only)



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ADMINISTRATIVE FEE FOR ETHICS AND ARBITRATION:

Administrative Processing Fee

Payable by "Complainant" filing the case. Other fees may apply as necessary.

Check payment must be remitted upon official filing of the case to the association.

\$0.00 / Case for Ethics

\$300.00 / Case for Arbitration

\$150.00 / Request for Cancellation or Continuance on any Ethics or Arbitration Case. Payable by initiating Party upon submission of request 7-days or less prior to the hearing date

\$300.00 / Non-refundable fee per Mediation Case, per Party. In addition, Mediator fees are paid separately and directly to the mediator.

Note: Subject to change by BOD.

Violation Penalty Fee

Payable by "Respondent" found in violation.

\$350.00 / Ethics or Arbitration: INITIAL VIOLATION

IMPORTANT:

Other fees and charges may be assessed by the panel as part of the sanctions.