

# Matrix Enhancements

November 7, 2023

# Table of Contents

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New Search Fields .....	3
New Tab .....	5
New Information Section .....	7
New Fields .....	10
New Fields & Lookups .....	21
New Lookups .....	24
Rename .....	38
Dictionary Update.....	39

# New Search Field: City Limit

---

## Why did we add this?

We added a field that would make the search for the City Limit more easily accessible.

In search of City Limit YN = Y, look into the "Lot Features" field with "In City Limit" selected.

## Property Types Affected:

- Residential
- Rental
- Income
- Commercial Sale
- Commercial Lease
- Business Opportunity
- Vacant

## Current

In City Limits = No

In City Limits = Yes

☐ In City Limits = No

☐ In City Limits = Yes

# New Search Field: Ground Floor Primary Bedroom and Ground Floor Bedroom

---

## Why did we add this?

We added this search field to provide a better way to search for both bedrooms and/or Primary bedrooms located on the ground floor. This is a new editable search field for ground floor bedrooms and ground floor primary bedrooms.

## Property Types Affected:

- Residential
- Rental

## Current

Ground Floor Bedroom  
Ground Floor Primary Bedroom

☐ Ground Floor Bedroom  
☐ Ground Floor Primary Bedroom

# New Tab: Dock

## Why did we add this?

As Stellar continues to broaden its reach to coastal areas, we've implemented a strategy to seamlessly integrate properties with docks.

## Property Types Affected:

- Residential
- Rental
- Income
- Commercial Sale
- Commercial Lease
- Business Opportunity
- Vacant Land

## Current



# New Tab: Dock (Continued)

## Current

**Dock Information**

**Dock Y/N**  
▼ ⚠

**Dock Description**

- ☐ 2 Point Moorage
- ☐ 3 Point Moorage
- ☐ 4 Point Moorage
- ☐ CATV
- ☐ Club House
- ☐ Dock - Composite
- ☐ Dock - Concrete
- ☐ Dock - Covered
- ☐ Dock - Open
- ☐ Dock - Slip 1st Come
- ☐ Dock - Slip Deeded Off-Site
- ☐ Dock - Slip Deeded On-Site

**Dock Lift Capacity**  
[ ] ?

**Dock Year Built**  
[ ] ?

**Dock Dimensions**  
[ ] ?

**Dock Maintenance Fee**  
[ ] ?

**Dock Maintenance Fee Frequency**  
[ ] ?

## Rules:

- If property style = Dock/Rackominium, Dock Y/N becomes required.
- If Dock/Rackominium is selected for property style and agent selects 'No' for Dock Y/N, user will receive error message for business rule error and would have to select 'Yes' for Dock Y/N.
- If “lift” is selected in Dock Description, then “Dock Lift Capacity” will become required.

# New Information Section: In-Law Suite

## Why did we add this?

We added a dedicated section for In-Law Suites as they have become increasingly popular due to changing demographics, ensuring that the unique features of the In-Law Suites are highlighted and improve search efficiency.

## New fields added to the In-Law Suite Section:

- In-Law Suite Y/N
- In-Law Suite Description
- In-Law Suite Under Air sqft
- In-Law Suite Total sqft

## Current

In-Law Suite			
In-Law Suite Y/N	In-Law Suite Description	In-Law Suite Under Air SQFT	In-Law Suite Total SQFT
<div><div>▼</div><div>?</div></div>	<div><div><input type="checkbox"/> 1 Bathroom</div><div><input type="checkbox"/> 1 Bedroom</div><div><input type="checkbox"/> 2+ Bathrooms</div><div><input type="checkbox"/> 2+ Bedrooms</div><div><input type="checkbox"/> Attached</div><div><input type="checkbox"/> Detached (ADU)</div><div><input type="checkbox"/> Kitchen</div><div><input type="checkbox"/> Kitchenette</div><div><input type="checkbox"/> No Private Entrance</div><div><input type="checkbox"/> Private Entrance</div><div><input type="checkbox"/> Studio</div></div> <div>?</div>	<div><div></div><div>?</div></div>	<div><div></div><div>?</div></div>

## Property Types Affected:

- Residential
- Rental

# New Information Section: In-Law Suite (Continued)

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## In-Law Suite Y/N:

- Required

## In-Law Suite Under Air SqFt:

- Not Required

## In-Law Suite Total SqFt:

- Not Required

## In-Law Suite Description:

- Required if “In-Law Suite Y / N” = Y
- Lookups:
  - Attached
  - Detached (ADU)
  - Private Entrance
  - No Private Entrance
  - Kitchen
  - Kitchenette
  - Studio
  - 1 Bedroom
  - 2+ Bedrooms
  - 1 Bathroom
  - 2+ Bathrooms



# New Information Section: In-Law Suite (Cont.)

## Where is this located?

The In-Law Suite (ILS) section is located under the Rooms/ILS tab (formerly Rooms tab).

The screenshot displays the Stellar MLS interface with the 'Rooms/ILS' tab selected in the top navigation bar. Below the navigation bar, the 'Room Details' section is visible, containing fields for Room Type, Rooms Level, Bedroom Closet Type, Room Primary Floor Covering, and Room Features. The 'In-Law Suite' section is highlighted with a purple border and contains fields for In-Law Suite Y/N, In-Law Suite Description (a checklist), In-Law Suite Under Air SQFT, and In-Law Suite Total SQFT.

**Navigation Bar:** Reciprocal Listings > Getting Started > Matrix Testing > Listing > Pool/Exterior > Land and Tax > Interior > **Rooms/ILS** > Water > Dock > Green > Owner > Community > Realtor > Rooms Test

**Room Details**

**Room Type** [Dropdown] ⓘ **Rooms Level** [Dropdown] ⓘ **Bedroom Closet Type** [Dropdown] ⓘ **Room Primary Floor Covering** [List: Bamboo, Brick/Stone, Carpet, Ceramic Tile] ⓘ **Room Features** [List: Bar, Bath w Spa/Hydro Massage Tub, Bath With Whirlpool, Bidet] ⓘ [Delete](#)

**Approx Room Dimensions (WxL)**  
[Input] ⓘ x [Input] ⓘ [More](#)

**In-Law Suite**

**In-Law Suite Y/N** [Dropdown] ⓘ **In-Law Suite Description** ⓘ  
☐ 1 Bathroom  
☐ 1 Bedroom  
☐ 2+ Bathrooms  
☐ 2+ Bedrooms  
☐ Attached  
☐ Detached (ADU)  
☐ Kitchen  
☐ Kitchenette  
☐ No Private Entrance  
☐ Private Entrance  
☐ Studio

**In-Law Suite Under Air SQFT** [Input] ⓘ **In-Law Suite Total SQFT** [Input] ⓘ

# New Field: Showing Considerations

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## What was this added?

In an effort to reduce the number of safety incidents that occur in the real estate industry, the REALTOR® Safety MLS Fields Work Group met to determine the strongest list of MLS Safety Fields to be considered for local MLS adoption to best ensure agent safety.

### New Lookups under the Showing Considerations field:

- Combination Lockbox
- Day Sleeper
- Electricity Not On
- Inconsistent Cell Service
- Lockbox
- Minimal or No Exterior lighting
- Minimal or No Interior lighting
- No AC
- No Heat
- No Lockbox
- No Sign
- Pets on Premises
- Remote/Limited Visibility from Road
- Security System
- See Remarks
- To Be Built
- Under Construction

### Property Types Affected:

- Residential
- Rental
- Income
- Commercial Sale
- Commercial Lease
- Business Opportunity
- Vacant Land

# New Field: Showing Considerations (Continued)

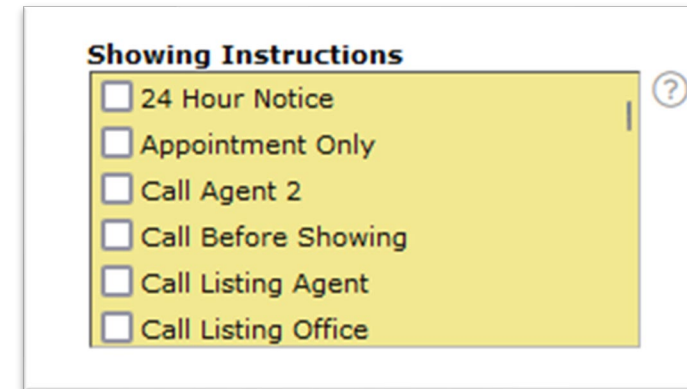
## What else did we do?

In addition to the new 'Showing Considerations' field, we've also relocated enumerations from the already established 'Showing Instructions' field.

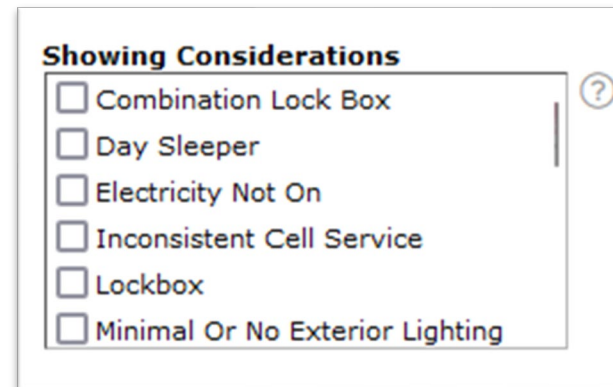
## Relocated Lookups:

- Combination Lock Box
- No Sign
- Pet(s) on-premises
- Under Construction

## Moved from:



## Moved to:



# New Field: Community/Association Water Features

---

## Why did we add this?

We removed water features lookups from the Community Features and Association Amenities field and centralized all water features lookups offered by the Community or Association to this new field.

## Property Types Affected:

- Rental
- Residential
- Income
- Commercial Sale
- Commercial Lease
- Business Opportunity

## New Lookups under the Community/Association Water Features field:

- Bay/Harbor Front
- Boat Slip
- Canal Front
- Community Boat Ramp
- Dock
- Fishing
- Gulf/Ocean
- Intercoastal Waterway
- Lake
- Marina
- Private Boat Ramp
- Public Boat Ramp
- River
- Water Access
- Waterfront

# New Field: Community/Association Water Features (Cont.)

## Location:

This new field is located under the community tab, under the community information.

Current

Community

Housing for Older Persons Y/N

Community Features

☐ Airport/Runway

☐ Association Recreation - Lease

☐ Association Recreation - Owned

☐ Buyer Approval Required

☐ Clubhouse

☐ Community Mailbox

☐ Deed Restrictions

☐ Dog Park

☐ Fitness Center

☐ Gated Community - Guard

Association Amenities

☐ Airport/Runway

☐ Basketball Court

☐ Cable

☐ Clubhouse

☐ Elevators

☐ Fence Restrictions

☐ Fitness Center

☐ Gated

☐ Golf Course

☐ Handicap Modified

Fee Includes

☐ 24-Hour Guard

☐ Cable TV

☐ Common Area Taxes

☐ Community Pool

☐ Electricity

☐ Escrow Reserves Fund

☐ Fidelity Bond

☐ Gas

☐ Insurance

☐ Internet

Community/Assoc Water Feat

☐ Bay/Harbor Front

☐ Boat Slip

☐ Canal Front

☐ Community Boat Ramp

☐ Dock

☐ Fishing

☐ Gulf/Ocean Front

☐ Intracoastal Waterway

☐ Lake

☐ Marina

Amenities w/Addnl Fees

Characters Remaining: 255

# New Field: Audio Surveillance Notice Y/N

---

## Why we added this?

Adding this field to the MLS system contributes to a real estate environment that's more transparent, privacy-conscious, and legally compliant. It benefits both buyers and sellers while effectively addressing the increasing concerns surrounding privacy and surveillance.



## Location:

Find under the Exterior tab.

## Property Types Affected:

- Rental
- Income
- Commercial Sale
- Commercial Lease
- Business Opportunity

## Current

**Audio Surveillance Notice Y/N**  
☐  

# New Field: Number Gas Meters

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## Why did we add this?

We added the Number Gas Meters field to continue our being RESO compliant. We have added these to both Commercial Sale and Lease to be able to identify the number of total meters for the property.

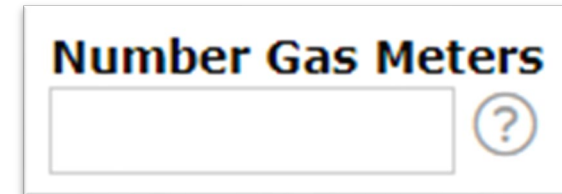
## Location:

Located in the Exterior tab

## Property Types Affected:

- Commercial Sale
- Commercial Lease

## Current

A screenshot of a software interface showing a field labeled "Number Gas Meters". The label is in bold black text. Below the label is a white rectangular input box. To the right of the input box is a circular icon containing a question mark, indicating a help or tooltip function.

# New Fields: Number Water Meters & Number Electric Meters

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## Why did we add this?

We decided to add the Number Water Meters and Number Electric Meters fields to remain RESO compliant. These were added to both Commercial Sale and Commercial Lease to be able to identify the number of total meters for the property.

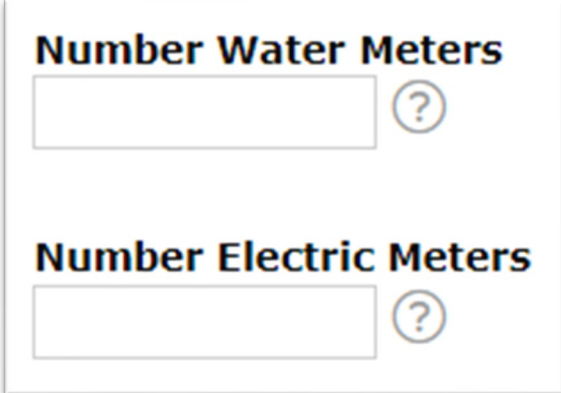
## Location:

Located in the Exterior tab.

## Property Types Affected:

- Commercial Sale
- Commercial Lease
- Income

## Current



The screenshot shows a form with two sections. The first section is titled "Number Water Meters" and contains a text input box followed by a circular help icon with a question mark. The second section is titled "Number Electric Meters" and also contains a text input box followed by a circular help icon with a question mark.



# New Field: Financial Package Y/N

---

## Definition

A package of financial history for the commercial property/business is available. A non-disclosure may be required prior to release.

## Location

Located in the Listing tab.

## Property Types Affected:

- Commercial Sale
- Commercial Lease

## Current

**Financial Package Y/N**  
 

# New Field: Freestanding Y/N

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## Definition

The property is “freestanding” and independent of a business condo unit, strip center, and/or multi-tenant/unit complex.

## Location:

Located in the Interior tab.

## Property Types Affected:

- Commercial Sale
- Commercial Lease

## Current

**Freestanding Y/N**  
  

# New Field: Between US1 & River Y/N

## Why did we add this?

We added the field Between US1 & River Y/N to identify listings that are located Between US1 & River. This field is required if Volusia County is selected.

## Property Types Affected:

- Residential
- Rental
- Income
- Vacant Land
- Commercial Sale
- Commercial Lease
- Business Opportunity

## Location:

Located in the Listing tab.

## Current

The screenshot shows the 'Address' section of a form. The fields are arranged in two columns. The left column contains 'Street Number' (text input), 'Unit Number' (text input with a 'No Unit #' checkbox), and 'County' (dropdown menu). The right column contains 'Street Dir Pre' (dropdown menu), 'City' (text input with an 'Auto-Fill from City Dictionary' link), and 'Geolocation' (dropdown menu). Below the 'County' dropdown is a new dropdown menu labeled 'Between US 1 & River', which is highlighted with a red rectangular box. Other fields include 'No Drive Beach' at the bottom right. Each field has a help icon (question mark in a circle) to its right.

# New Field: No Drive Beach

## Why did we add this?

We added the field No Drive Beach to be able to identify listings that are located on a No Drive Beach.

## What is a “No Drive Beach”

A No Drive beach is a beach where motor vehicles are not allowed on the beach area. This gives families the sense of a more traditional beach experience and allows a safer environment.

## Location:

Located in the Listing tab.

## Property Types Affected:

- Residential
- Rental
- Income

The screenshot shows a portion of the Stellar MLS listing form. The 'Address' section includes fields for Street Number, Street Dir Pre, Unit Number, County, Geolocation, and Building Name/Number. A dropdown menu for 'No Drive Beach' is highlighted with a purple box, showing options: 'Deeded Access', 'Directly On', and 'See Remark'. The 'Floors In Unit/Home' section has checkboxes for 'Multi/Split', 'One', 'Two', and 'Three Or More'. The 'Building Elevator' dropdown is also visible.

# New Lookup & Field: Riparian Rights

## Why are we adding this?

Properties with riparian rights and significant water frontage feet provide direct access to a body of water. This can be appealing to buyers who want to enjoy water-related activities such as boating, fishing, swimming, or simply having scenic waterfront views. The level of access can vary depending on local regulations and property specifics.

## Location

Located in the Water tab.

## Property Types Affected:

- Residential
- Rental
- Income
- Commercial Sale
- Commercial Lease
- Business Opportunity
- Vacant Land

## Current

<u>Water Front Feet</u>	
Bay / Harbor	<input type="text"/> ?
Bayou	<input type="text"/> ?
Beach	<input type="text"/> ?
Brackish Water	<input type="text"/> ?
Canal - Brackish	<input type="text"/> ?
Canal - Freshwater	<input type="text"/> ?
Canal - Front	<input type="text"/> ?
Canal - Saltwater	<input type="text"/> ?
Creek	<input type="text"/> ?
Freshwater Canal w/ Lift to Saltwater Canal	<input type="text"/> ?
Gulf / Ocean	<input type="text"/> ?
Gulf / Ocean to Bay	<input type="text"/> ?
Intracoastal Waterway	<input type="text"/> ?
Lagoon/Estuary	<input type="text"/> ?
Lake	<input type="text"/> ?
Lakes - Chain of Lakes	<input type="text"/> ?
Marina	<input type="text"/> ?
Pond	<input type="text"/> ?
<b>Riparian Rights</b>	<input type="text"/> ?
River	<input type="text"/> ?

# New Lookup & Field: Riparian Rights (Cont.)

## What is Riparian Rights?

Riparian water rights (or simply riparian rights) are a system for allocating water among those who possess land along its path. They are rights of ingress, egress, boating, bathing, and fishing, and such others as may be or have been defined by law. Riparian water rights exist in many jurisdictions with a common law heritage, such as Canada, Australia, New Zealand, and states in the eastern United States.

## Current

**Water Frontage**

- ☐ Canal Front
- ☐ Creek
- ☐ Freshwater Canal w/Lift to Saltwater Canal
- ☐ Gulf/Ocean
- ☐ Gulf/Ocean to Bay
- ☐ Intracoastal Waterway
- ☐ Lagoon/Estuary
- ☐ Lake
- ☐ Lake - Chain of Lakes
- ☐ Marina
- ☐ Pond
- ☐ Riparian Rights

# New Lookup & Field: Canal Front

## Why did we add this?

We added this field for agents to identify the footage for properties that are Canal Front.

## What is a Canal Front?

A "canal front" refers to a location, property, or area that is situated along the banks or shores of a canal.

## Property Types Affected:

- Residential
- Rental
- Income
- Commercial Sale
- Commercial Lease
- Business Opportunity
- Vacant Land

## Current

The screenshot displays the Stellar MLS interface. A dropdown menu titled "Water Frontage" is open, showing a list of options with checkboxes. The "Canal Front" option is highlighted with a purple box. Below the dropdown, the "Water Front Feet" field is visible, with "Canal - Front" selected and highlighted with a purple box. The interface also shows a list of property types on the right side, each with a question mark icon.

Water Frontage	Water Front Feet	Property Type
<input type="checkbox"/> Bay/Harbor		
<input type="checkbox"/> Bayou		
<input type="checkbox"/> Beach		
<input type="checkbox"/> Brackish Water		
<input type="checkbox"/> Canal - Brackish		
<input type="checkbox"/> Canal - Freshwater		
<input type="checkbox"/> Canal - Saltwater		
<input checked="" type="checkbox"/> Canal Front		
<input type="checkbox"/> Creek		
<input type="checkbox"/> Freshwater Canal w/Lift to Saltwater Canal		
<input type="checkbox"/> Gulf/Ocean		
<input type="checkbox"/> Gulf/Ocean to Bay		

Water Front Feet	Property Type
Bay / Harbor	
Bayou	
Beach	
Brackish Water	
Canal - Brackish	
Canal - Freshwater	
<b>Canal - Front</b>	
Canal - Saltwater	
Creek	
Freshwater Canal w/Lift to Saltwater Canal	

Property Type
Gulf / Ocean to Bay
Intracoastal Waterway
Lagoon/Estuary
Lake
Lakes - Chain of Lakes
Marina
Pond
Riparian Rights
River

# New Lookup: Garage/Parking Features

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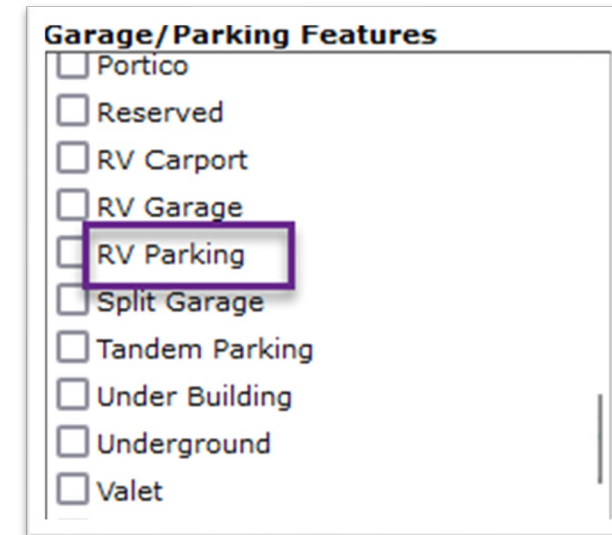
## What did we add?

We added the RV Parking lookup to Garage/Parking features to be consistent with the “Boat Parking” lookup and remain RESO compliant.

## Property Types Affected:

- Residential
- Rental
- Income
- Commercial Sale
- Commercial Lease
- Business Opportunity

## Current



**Garage/Parking Features**

- ☐ Portico
- ☐ Reserved
- ☐ RV Carport
- ☐ RV Garage
- ☒ RV Parking
- ☐ Split Garage
- ☐ Tandem Parking
- ☐ Under Building
- ☐ Underground
- ☐ Valet



# New Lookups: Business Type

## What did we add?

We added the lookups 'Concession Trailers/Vehicles', 'Convenience Store', 'Personal Service', and 'Shopping Center/Strip Center' to the Business Type field.


## Property Types Affected:

- Business Opportunity

## Location:

Located under the Exterior tab.  
Under the Business Type field.

## Current



The screenshot shows a dropdown menu titled "Business Type" with a yellow background. It contains a list of property types, each preceded by an unchecked checkbox. The first four items are highlighted with a purple border, indicating they are the new additions. The list includes:

- ☐ Concession Trailers/Vehicles
- ☐ Convenience Store
- ☐ Personal Service
- ☐ Shopping Center/Strip Center
- ☐ Aeronautical
- ☐ Agriculture
- ☐ Arts and Entertainment
- ☐ Assembly Hall
- ☐ Assisted Living
- ☐ Auto Dealer
- ☐ Auto Service
- ☐ Bar/Tavern/Lounge
- ☐ Barber/Beauty
- ☐ Car Wash
- ☐ Child Care

# New Lookup: Other Structures

---

## Where did we add?

We added the lookup “Outbuilding” to the Other Structures field. Definition: A structure that is separate and detached from the main dwelling on a piece of land.

## Location:

Located in the Exterior tab.  
Under the Other Structures field.

## Property Types Affected:

- Commercial Sale
- Commercial Lease
- Business Opportunity

## Current

**Other Structures**

<input type="checkbox"/>	Airplane Hangar
<input type="checkbox"/>	Annex
<input type="checkbox"/>	Containers
<input type="checkbox"/>	Garage(s)
<input type="checkbox"/>	Maintenance
<input type="checkbox"/>	Other
<input type="checkbox"/>	Outbuilding
<input type="checkbox"/>	Security Trailer
<input type="checkbox"/>	Storage

# New Lookups: Current Use

## What did we add?

We added the lookups “Agricultural” “Multi-Family” and “Retail” to the Current Use field to offer diverse options of land styles.

## Location:

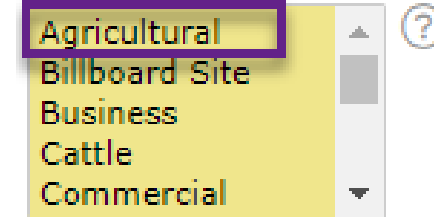
This is located in the Site tab.

## Property Types Affected:

- Vacant Land

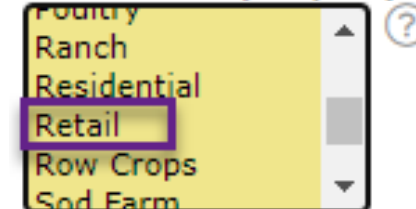
## Current

### Current Use (Property Style)



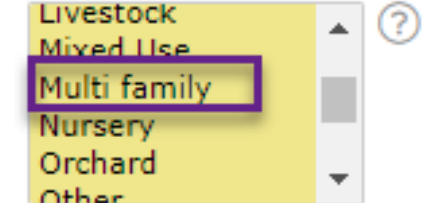
A screenshot of a dropdown menu titled "Current Use (Property Style)". The menu is open, showing a list of options: Agricultural, Billboard Site, Business, Cattle, and Commercial. The "Agricultural" option is highlighted with a purple box. A question mark icon is visible to the right of the dropdown arrow.

### Current Use (Property Style)



A screenshot of a dropdown menu titled "Current Use (Property Style)". The menu is open, showing a list of options: Poultry, Ranch, Residential, Retail, Row Crops, and Sod Farm. The "Retail" option is highlighted with a purple box. A question mark icon is visible to the right of the dropdown arrow.

### Current Use (Property Style)



A screenshot of a dropdown menu titled "Current Use (Property Style)". The menu is open, showing a list of options: Livestock, Mixed Use, Multi family, Nursery, Orchard, and Other. The "Multi family" option is highlighted with a purple box. A question mark icon is visible to the right of the dropdown arrow.

# New Lookup: His/Hers Closet

---

## What did we add?

We added the lookup “His/Hers Closet” to the Room Feature field. Definition: A shared closet that separates the closet space into two distinct double-sided storage areas serving different users.

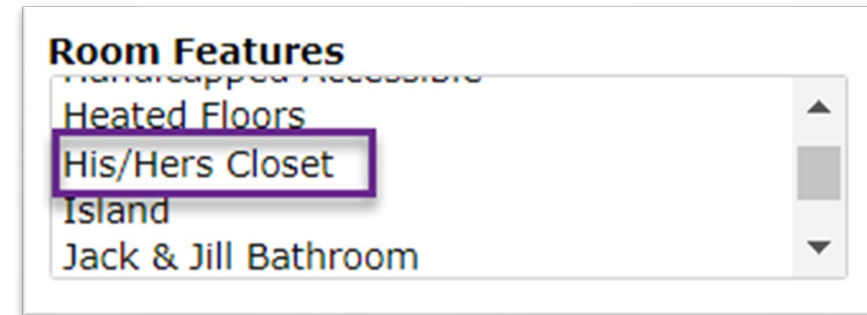
## Location:

Located under the Rooms tab. Under the Room Features field.

## Property Types Affected:

- Residential
- Rental

## Current



A screenshot of a software interface showing a dropdown menu titled "Room Features". The menu is open, displaying a list of options: "Handicapped Accessible", "Heated Floors", "His/Hers Closet", "Island", and "Jack & Jill Bathroom". The option "His/Hers Closet" is highlighted with a purple rectangular border. The dropdown has a scroll bar on the right side.

# New Lookup: Lease Term

---

## What did we add?

We added the lookup ">6 Months <12" to the Lease Term field to encompass lease periods between 6 and 12 months.

## Location:

This is located under the Listing tab. Under the Lease Term field.

## Property Types Affected:

- Rental
- Income

## Current

**Lease Term**



>6 Months <12

12 Months

24 Months

3 to 5 Years

6 + Years

# New Lookups: Lot Features

## What are We Adding?

We are adding the lookups “Fuel Pump” and “Infrastructure In” to the Lot Features field. This is to encompass Commercial properties that could potentially utilize these features.

Definition: Infrastructure In would indicate that the Infrastructure for an establishment is already in place. For example, if purchasing a grocery store, the shelving, check out lanes etc. would already be in place.

Definition: A gasoline pump or fuel dispenser is a machine at a filling station that is used to pump gasoline (petrol), diesel, or other types of liquid fuel into vehicles. (mechanic shops)

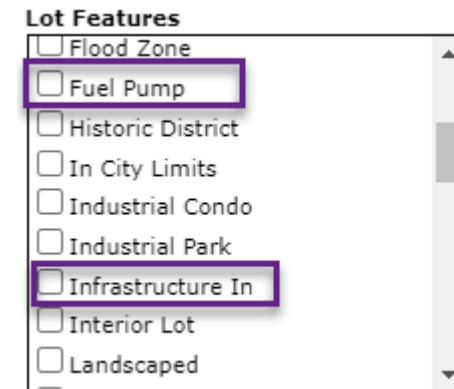
## Property Types Affected:

- Commercial Sale
- Commercial Lease

## Location:

Located in the Exterior tab.

## Current



Lot Features

- ☐ Flood Zone
- ☐ Fuel Pump
- ☐ Historic District
- ☐ In City Limits
- ☐ Industrial Condo
- ☐ Industrial Park
- ☐ Infrastructure In
- ☐ Interior Lot
- ☐ Landscaped

# New Lookup: Pole Sign

## What are We Adding?

We added the lookup “Pole Sign” to the Signage field.

Definition: Pole Sign’s are ideal for attracting attention from afar and are commonly used by businesses such as hotels, buildings, gas stations, retail stores, and more. They are frequently used on the side of roadways, freeways, and highways.

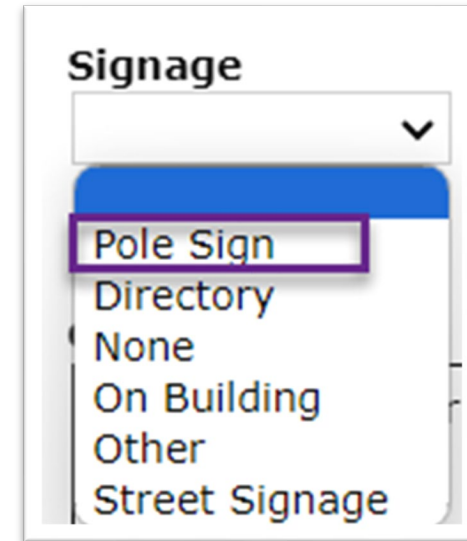
## Property Types Affected:

- Commercial Sale
- Commercial Lease
- Business Opportunity

## Location:

Located in the Exterior tab.

## Current



# New Lookup: Bldr Home-Register Prosp

## Why did we add this?

We added the lookup “Bldr Home-Register Prosp” to the Realtor Info Confidential field. This field indicates whether or not the agent needs to pre-register their customer with a specific builder to be eligible for a commission. Many new home builders will only pay a commission if the agent registers the buyer before arriving at the property/community.

It serves as a notice to agents to go ahead and reach out to the builder and put their customers’ names in. They can also get additional information as some builders require pre-registration but also will inform as to who the selling agent to accompany the buyer/customer on their first visit will be.

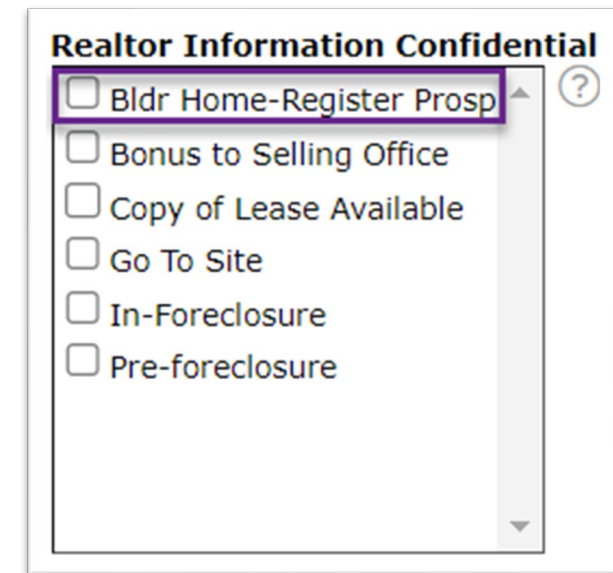
## Location:

Located in the Realtor tab. Under the Realtor Information Confidential field.

## Property Types Affected:

- Residential
- Rental
- Income
- Vacant Land
- Commercial Sale
- Commercial Lease
- Business Opportunity

## Current



The screenshot shows a web form titled "Realtor Information Confidential" with a question mark icon. A dropdown menu is open, displaying a list of options. The first option, "Bldr Home-Register Prosp", is highlighted with a purple border. Below it are "Bonus to Selling Office", "Copy of Lease Available", "Go To Site", "In-Foreclosure", and "Pre-foreclosure".

Property Type	Lookup
Residential	Bldr Home-Register Prosp
Rental	Bldr Home-Register Prosp
Income	Bldr Home-Register Prosp
Vacant Land	Bldr Home-Register Prosp
Commercial Sale	Bldr Home-Register Prosp
Commercial Lease	Bldr Home-Register Prosp
Business Opportunity	Bldr Home-Register Prosp



# New Lookup: Financing Available

## What did we add?

We added the lookup “Owner Financing” to the Listing Terms field to encompass listings wherein the Owner offers Financing.

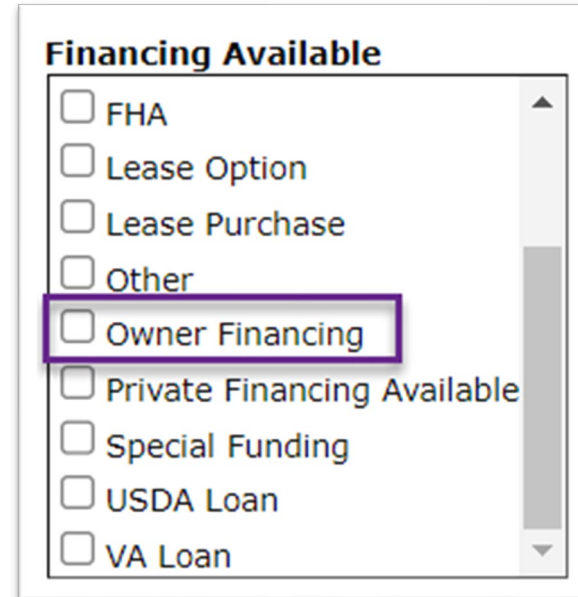
## Location:

Located in the Realtor tab. Under the Finance Available field.

## Property Types Affected:

- Residential
- Income
- Vacant Land
- Commercial Sale
- Business Opportunity

## Current



The image shows a screenshot of a web application's 'Financing Available' dropdown menu. The menu is open, displaying a list of financing options with checkboxes next to them. The options are: FHA, Lease Option, Lease Purchase, Other, Owner Financing, Private Financing Available, Special Funding, USDA Loan, and VA Loan. The 'Owner Financing' option is highlighted with a purple rectangular box. The dropdown menu has a title bar that says 'Financing Available' and a scroll bar on the right side.

Financing Available	
<input type="checkbox"/>	FHA
<input type="checkbox"/>	Lease Option
<input type="checkbox"/>	Lease Purchase
<input type="checkbox"/>	Other
<input type="checkbox"/>	Owner Financing
<input type="checkbox"/>	Private Financing Available
<input type="checkbox"/>	Special Funding
<input type="checkbox"/>	USDA Loan
<input type="checkbox"/>	VA Loan

# New Lookup: Heating and Fuel

## What are we adding?

We added the lookup “Gas” to the Heating and Fuel field. This encompasses properties that don’t necessarily use bottled or natural gas heating sources.

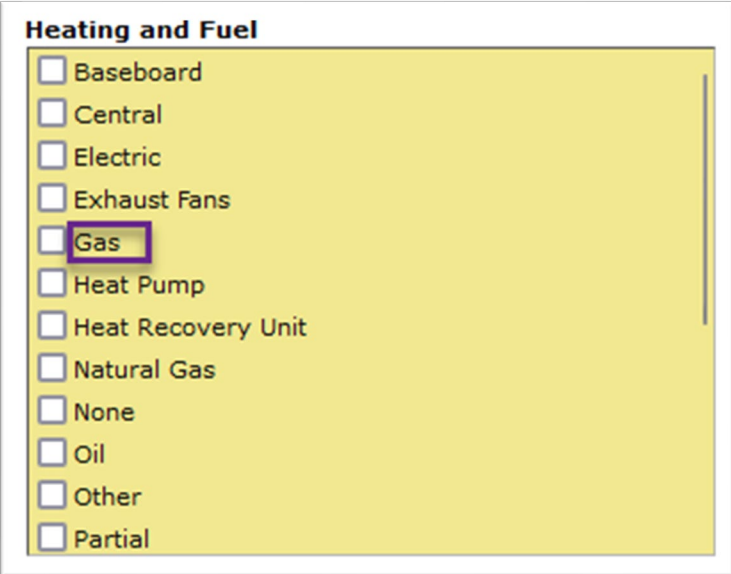
## Property Types Affected:

- Residential
- Rental
- Income
- Commercial Sale
- Commercial Lease
- Business Opportunity

## Location:

Located in the Interior tab.  
Under the Heating and Fueling field.

## Current



The screenshot shows a dropdown menu titled "Heating and Fuel" with a yellow background. It contains a list of heating and fueling options, each preceded by an unchecked checkbox. The "Gas" option is highlighted with a purple rectangular border. The options listed are: Baseboard, Central, Electric, Exhaust Fans, Gas, Heat Pump, Heat Recovery Unit, Natural Gas, None, Oil, Other, and Partial.

Heating and Fuel
<input type="checkbox"/> Baseboard
<input type="checkbox"/> Central
<input type="checkbox"/> Electric
<input type="checkbox"/> Exhaust Fans
<input type="checkbox"/> Gas
<input type="checkbox"/> Heat Pump
<input type="checkbox"/> Heat Recovery Unit
<input type="checkbox"/> Natural Gas
<input type="checkbox"/> None
<input type="checkbox"/> Oil
<input type="checkbox"/> Other
<input type="checkbox"/> Partial

# New Lookup: Water

## What did we add?

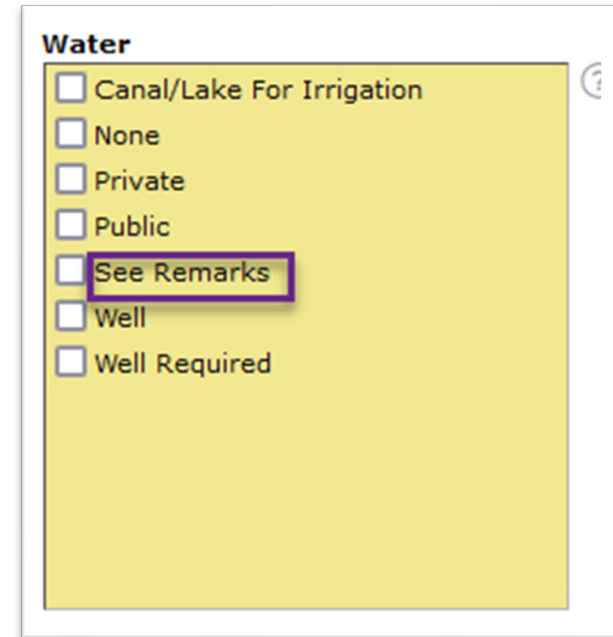
We added a "See Remarks" lookup into the water source field, providing agents with the opportunity to provide more precise information.

## Property Types Affected:

- Residential
- Rental
- Income
- Land
- Commercial Sale
- Commercial Lease
- Business Opportunity

## Location:

Located in the Interior tab.  
Under the Water field.



The image shows a screenshot of a software interface titled "Water". It contains a list of options, each preceded by a checkbox. The options are: "Canal/Lake For Irrigation", "None", "Private", "Public", "See Remarks", "Well", and "Well Required". The "See Remarks" option is highlighted with a purple rectangular border. A small circular icon with a question mark is visible in the top right corner of the dropdown menu.

# New Lookup: Management Type

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## Why did we add this?

We added the lookup “On Site Property Manager” to the Management Type field to inform residents that there is a property manager on site for their convenience.

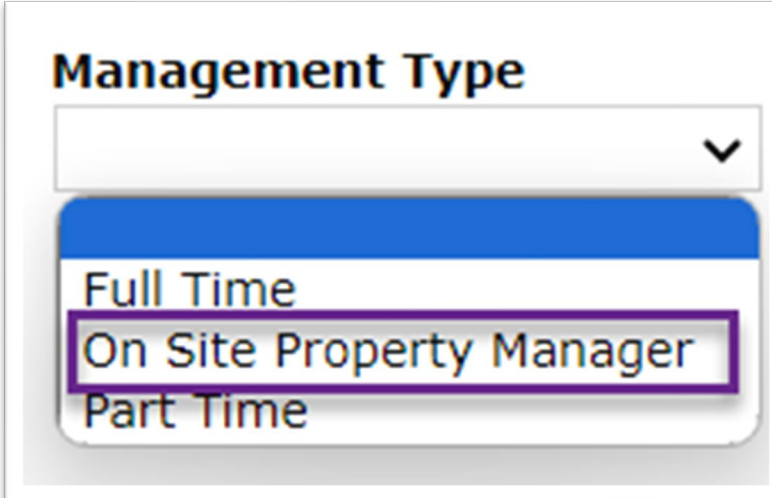
## Location:

Located in the Owner tab. Under the Management Type field.

## Property Types Affected:

- Residential
- Rental
- Commercial Lease

## Current



The image shows a screenshot of a web application interface. At the top, the text "Current" is displayed in a teal color. Below it is a form element titled "Management Type" in bold black text. The form is a dropdown menu with a white background and a grey border. The dropdown is open, showing a list of three options: "Full Time", "On Site Property Manager", and "Part Time". The "On Site Property Manager" option is highlighted with a blue background and a purple border. A small black downward arrow is visible in the top right corner of the dropdown menu.

# New Lookup – Utilities

## What did we add?

We added the lookup "Underground Utilities" to the Utilities field.

## What are Underground Utilities?

Underground utilities would refer to any below-ground line, installation, or structure used by a service/utility provider.

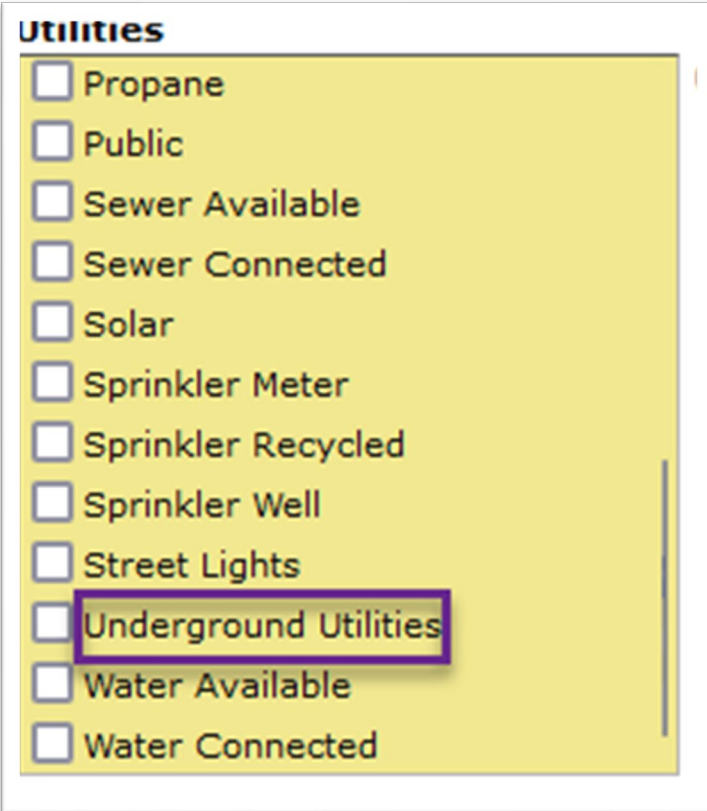
## Property Types Affected:

- Commercial Lease
- Commercial sale

## Location:

Located under the Interior tab.  
Under the Utilities field.

## Current



**Utilities**

- ☐ Propane
- ☐ Public
- ☐ Sewer Available
- ☐ Sewer Connected
- ☐ Solar
- ☐ Sprinkler Meter
- ☐ Sprinkler Recycled
- ☐ Sprinkler Well
- ☐ Street Lights
- ☐ **Underground Utilities**
- ☐ Water Available
- ☐ Water Connected

# Rename: Master Bedroom/Master Bathroom

## Why did this change?

We updated the antiquated terms 'Master Bedroom', 'Master Bathroom', and 'Double Master Bedroom' to 'Primary Bedroom', 'Double Primary Bedroom', and 'Primary Bathroom'.

## Property Types Affected:

- Residential
- Rental

## Previous

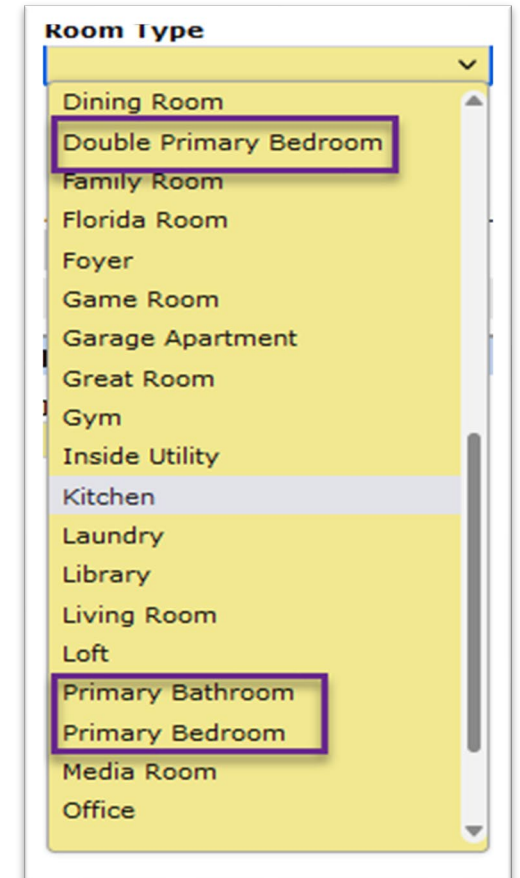


Room Type

- Dining Room
- Double Master Bedroom
- Family Room
- Florida Room
- Foyer
- Game Room
- Garage Apartment
- Great Room
- Gym
- Inside Utility
- Interior In-Law Suite w/No Private Entry
- Interior In-Law Suite w/Private Entry
- Kitchen
- Laundry
- Library
- Living Room
- Loft
- Master Bathroom
- Master Bedroom
- Media Room



## Current



Room Type

- Dining Room
- Double Primary Bedroom
- Family Room
- Florida Room
- Foyer
- Game Room
- Garage Apartment
- Great Room
- Gym
- Inside Utility
- Kitchen
- Laundry
- Library
- Living Room
- Loft
- Primary Bathroom
- Primary Bedroom
- Media Room
- Office

# Dictionary Update: Development and Subdivision/Condo Name

## Why are we adding this?

For Condominium properties located in New Smyrna Beach, we added Condo and Building names into our Development and Subdivision fields. The Development will be equivalent to the condominium complex, and the Subdivision/Condo Name is equivalent to the condo building name.

## Property Types Affected:

- Residential
- Rental
- Income
- Commercial Sale
- Commercial Lease
- Business Opportunity
- Vacant

## Current

The screenshot shows the current form layout with the following fields and sections:

- County:** Volusia (dropdown)
- Geolocation:** (dropdown)
- Country:** United States (dropdown)
- Between US River:** (dropdown)
- No Drive Beach:** (dropdown)
- Floor Number:** (dropdown)
- Total # Floors:** (text input)
- Floors In Unit/Home:** Multi/Split, One, Two, Three Or More (checkboxes)
- Building Name/Number:** (text input)
- Building Elevator:** (dropdown)
- Developments & Subdivisions:** (Section Header)
- Auto-Fill from Development Dictionary:** (Text)
- Development:** Minorca (dropdown)
- Southwest:** (Section Header)
- SW Subdv Community Name:** (dropdown)
- Schools:** (Section Header)
- Elementary School:** (text input)
- Subdivision/Condo Name:** (dropdown) with a list of options: Andros (253 Minorca), Capri (255 Minorca), Evissa (263 Minorca), Inlet (257 Minorca), Karpathos (261 Minorca), Mallorca (265 Minorca), Paros (250 Minorca), Sallina (259 Minorca).



# For Support:

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## EMAIL

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## CALL

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800-686-7451

