

Matrix Updates

August 22, 2023

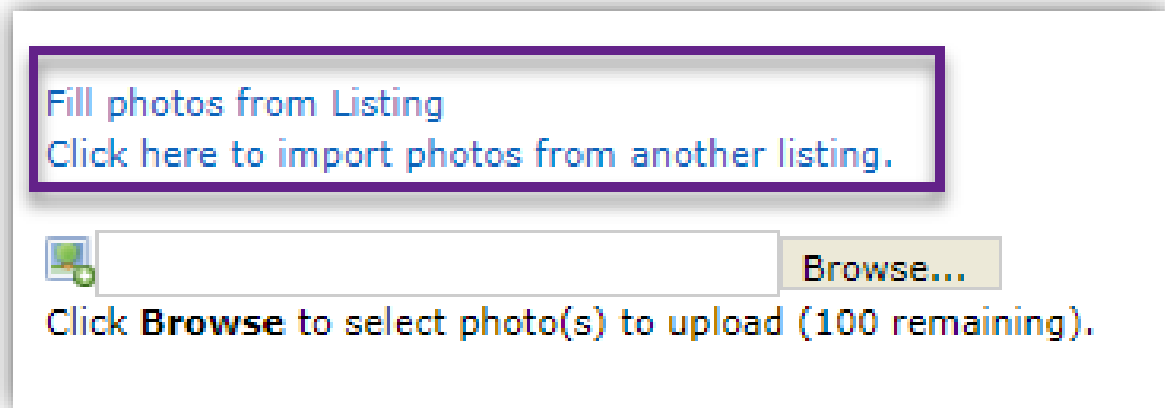
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Fill Photos From Listing

Rule:

Photos can carry over from a previous listing when using the 'Fill From Cross Property' feature. The photos will only carry over if the property is from the same listing agent.



Required: Expected Lease Date

Rule:

"Expected Lease Date" is now required when the status of a rental listing is changed to Pending.

Property Types Affected:

- Rental

The screenshot shows a web form titled "Change to Pending". It contains two main input fields. The first field is labeled "Expected Lease Date" and is highlighted with a purple border, indicating it is a required field. It includes a calendar icon and a question mark icon. The second field is labeled "Leased Agent ID" and contains the placeholder text "Agent Name or ID". To the right of this field is a blue "Refresh" button with an information icon.

New Field: # Assigned Spaces

Why did we add this?

Added # Assigned Spaces as a new field for customers to better indicate how many assigned parking spots come with the listing.

Property Types Affected:

- Residential
- Rental
- Income

Assigned Spaces

▼ ?

Spaces

1	<input type="text"/>	?
2		
3	<input type="text"/>	?
4		
5		
6		
7	<input type="text"/>	?
8		
9		

New Field: Solar Panel Ownership

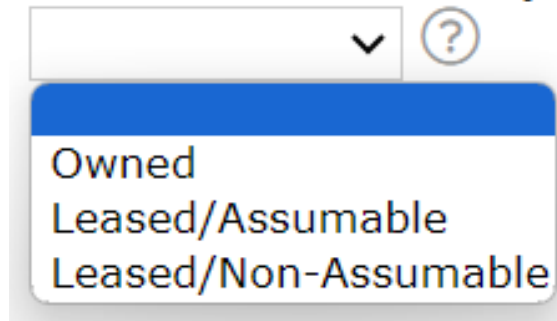
Why did we add this?

The Solar Panel Ownership field was added to distinguish whether Solar Panels are owned, assumable, or non-assumable upon the sale or lease of property.

Property Types Affected:

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

Solar Panel Ownership



A screenshot of a dropdown menu titled "Solar Panel Ownership". The menu is open, showing three options: "Owned", "Leased/Assumable", and "Leased/Non-Assumable". The menu has a blue header bar and a white background. A question mark icon is visible in the top right corner of the dropdown box.

New Lookups – Additional Rooms

What & why has this changed?

The 'Interior In-Law Suite' lookup was updated to specify better if a room does or does not have a private entry. The 'Interior In-law Suite' lookup has been separated out to 'Interior In-Law Suite w/ Private Entry' or 'Interior In-Law Suite w/ No Private Entry'.

Property Types Affected:

- Residential
- Income
- Rental

PREVIOUS

Additional Rooms

- Breakfast Room Separate
- Den/Library/Office
- Family Room
- Florida Room
- Formal Dining Room Separate
- Formal Living Room Separate
- Great Room
- Inside Utility
- Interior In-Law Suite
- Loft
- Media Room
- Storage Rooms



CURRENT

Additional Rooms

- Family Room
- Florida Room
- Formal Dining Room Separate
- Formal Living Room Separate
- Great Room
- Inside Utility
- Interior In-Law Suite w/Private Entry
- Interior In-Law Suite w/No Private Entry
- Loft
- Media Room
- Storage Rooms

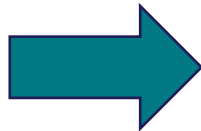
New Lookups - Room Type

PREVIOUS

Room Details

Room Type

- Florida Room
- Foyer
- Game Room
- Great Room
- Gym
- Inside Utility
- Interior In-Law Suite
- Kitchen
- Laundry
- Library
- Living Room
- Loft
- Master Bathroom
- Master Bedroom
- Media Room
- Office
- Sauna
- Studio
- Study/Den
- Workshop



CURRENT

Room Details

Room Type

Rooms Level

- Foyer
- Game Room
- 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
- Office
- Sauna
- Studio
- Study/Den
- Workshop

Where this was also added.

'Interior In-Law Suite w/ Private Entry' & 'Interior In-Law Suite w/ No Private Entry' was also added to the 'Room Type' field.

Property Types Affected:

- Residential
- Rental

New Lookup: Room Type & Additional Rooms

Why did we add this?

We added the Garage Apartment look up as an option to keep our data accurate as Garage Apartments are becoming more popular in Rentals.

What is a Garage Apartment?

A garage apartment is an apartment built within the walls of, or on top of, the garage of a house. The garage may be attached or a separate building from the main house but will have a separate entrance and may or may not have a communicating door to the main house. A garage apartment is one type of "accessory dwelling unit" or ADU, a term used by architects.

Locations

The screenshot shows two dropdown menus. The first, labeled 'Room Type', has a yellow background and lists various room types. 'Garage Apartment' is highlighted with a purple border. The second, labeled 'Additional Rooms', has a white background and lists various room options with checkboxes. 'Garage Apartment' is also highlighted with a purple border and has its checkbox checked.

Room Type	Additional Rooms
Dining Room	<input type="checkbox"/> Attic
Double Master Bedroom	<input type="checkbox"/> Bonus Room
Family Room	<input type="checkbox"/> Breakfast Room Separate
Florida Room	<input type="checkbox"/> Den/Library/Office
Foyer	<input type="checkbox"/> Family Room
Game Room	<input type="checkbox"/> Florida Room
Garage Apartment	<input checked="" type="checkbox"/> Garage Apartment
Great Room	<input type="checkbox"/> Formal Dining Room Separate
Gym	<input type="checkbox"/> Formal Living Room Separate
Inside Utility	<input type="checkbox"/> Great Room
Interior In-Law Suite w/No Private Entry	<input type="checkbox"/> Inside Utility
Interior In-Law Suite w/Private Entry	<input type="checkbox"/> Interior In-Law Suite w/Private
Kitchen	
Laundry	
Library	
Living Room	
Loft	
Master Bathroom	
Master Bedroom	
Media Room	

Property Types Affected:

- Residential
- Rental

Renaming County: Miami-Dade County

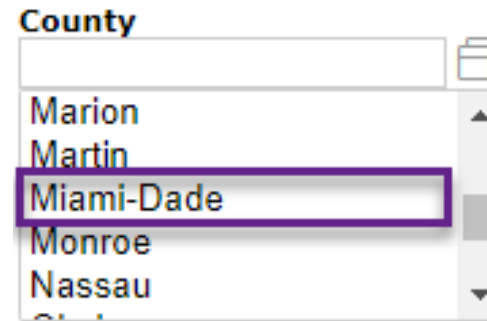
What Changed?

We have updated the name of the county Dade to Miami-Dade County as it is formally known in Miami and the property appraiser website.

Property Types Affected:

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

Search



Input



Remove Subdivision #, Subdivision Section

PREVIOUS

Legal Subdivision Name

Subdivision #

Subdivision Section #



CURRENT

Legal Subdivision Name

What changed?

We removed the fields Subdivision # & Subdivision Section # from listing input.

Property Types Affected:

- Residential
- Income
- Rental
- Vacant Land

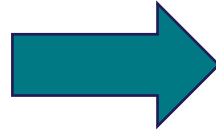
Remove: SW Subdv Sub Condo Number

PREVIOUS

Southwest

SW Subdv Sub Condo Number ?

SW Subdv Community Name ?



CURRENT

Southwest

SW Subdv Community Name ?

What changed?

SW Subdv Sub Condo Number field was removed from listing input.

Why did we remove this field?

We removed this field as part of the ongoing Subdivision fields cleanup.

Property Types Affected:

- Residential
- Income
- Rental
- Vacant Land

For Support:

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