CAAR Signs Data Share Agreement with Bright MLS FAQ

This FAQ resource has been created to help explain the details associated with the decision for CAAR to sign a data share agreement with Bright MLS. This FAQ is a living document and may be updated anytime.

Q: Does the data share agreement mean we are merging with Bright MLS?
A: No. We are not merging with Bright MLS.

Q: Will we still be transitioning to Bright MLS in the future?
A: No, this agreement terminates our previous agreement with Bright MLS.

Q: Why was this decision made?
A: This data share agreement was carefully considered by the Board of Directors as the best method to improve the most important service CAAR provides its members: the Multiple Listing Service. We believe this evolution in our partnership with Bright MLS best meets the business needs of our members at this time.

Q: What are the benefits of the data share agreement?
A: Benefits include:
- Additional data analysis to better serve clients in making the best real estate decision possible
- Access to historical and current property information of neighboring areas
- Broader marketing outreach of your listings
- Expanded net of available inventory of homes for sale
- Possibility of eliminating an additional MLS subscription

Q: What does a data share agreement mean?
A: The data share agreement will allow CAAR subscribers access to active listings and three years (2018-2020) of historical residential data from the following Bright MLS areas:
- Albemarle
- City of Charlottesville
- Culpeper
- Fauquier
- Fluvanna
- Greene
- Louisa
- Madison
- Nelson
- Orange
- Page
- Spotsylvania
- Rappahannock

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In exchange, the Bright MLS subscribers will access active and three years (2018-2020) of historical residential data listed by CAAR subscribers. You can access the data share agreement information at anytime by visiting the "Bright MLS News" icon in the "CAAR Portal Links" section of the Single Sign On (SSO) Dashboard.

Q: What localities are in CAAR's footprint?
A:

- Albemarle
- City of Charlottesville
- Fluvanna
- Greene
- Louisa
- Nelson

*Note - Each MLS has listings outside of their primary footprint based on the needs of their subscribers and their clients.

Q: What categories are included in active listings?
A: Residential, multi-family, and land.

Q: When was this data share agreement be implemented?
A: The launch date of the data share agreement was **Apr. 2021.**

Q: What is the duration of the data share agreement?
A: The data share agreement will exist for three years (2024). The Board is discussing its continuation beyond 2024.

Q: Which of CAAR's MLS services are changing based on this decision?
A: None. The Single Sign On (SSO) Dashboard, TransactionDesk, SentriLock, etc. will remain intact and continue to function normally.

Q: Does this data share agreement allow me to eliminate an additional MLS subscription?
A: Possibly. This decision depends on you and what areas you serve.

Q: Can I keep my key service and not have an MLS subscription?
A: Yes, but you must be a REALTOR® in good standing with your primary Association.

Q: I'm not a SentriLock key subscriber, how do I subscribe to that service?
A: You will need to provide a letter of good standing, SentriLock Key subscription application, and payment. Email membership@caar.com for form.

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Q: Is CAAR sharing CVCMLS (commercial MLS system) data with Bright MLS?
A: No.

Q: I've paid my CAAR Q2 MLS subscription. Once we go live with the Bright MLS data share on Tues., Apr. 13th,2021 can I have a refund?
A: No, a refund will not be issued.

Q: What do I need to do if I want to cancel my MLS subscription?
A: You will need to complete CAAR – Bright Data Share Cancellation Form. Click here to download the paperwork.

Q: Do the names of the Paragon fields match with those of Bright MLS?
A: Fields do not have a one for one name match; therefore, be sure to review the "Bright Supplemental Information" field in Paragon for additional information.

Q: I have a document to attach to a listing. What type of file format does it need to be in?
A: Documents attached to a listing must be in a PDF format in order to be available on a listing in the Bright MLS.

Q: If I have an MLS subscription for both CAAR MLS and Bright MLS, can I enter a listing in both MLS systems?
A: No, if you are entering a listing in one of the counties/cities that is a part of the data share then you must choose either the CAAR MLS or Bright MLS. We recommend that you enter the listing in the system based on the MLS's main footprint. This will ensure you have all the required fields for entering a listing (e.g., geographical information, school, etc.), eliminate the need to enter in both systems, and avoid duplicate information. If a duplicate listing is found, CAAR Support will require you to remove a listing from one of the MLS platforms.

Q: Will CAAR service fees (MLS/eKey) increase based on the data share agreement?
A: No.

Q: Will CAAR violation fines increase based on the data share agreement?
A: No. Subscribers will be held to the rules & regulations of the MLS in which the listing was entered. If you enter a listing in CAAR, you must abide by the CAAR MLS Rules & Regulations. If you enter a listing in Bright MLS, you must abide by the Bright MLS Rules & Regulations.

Q: Can CAAR REALTORS® grant lockbox access to non-CAAR member REALTORS®?
A: CAAR REALTORS® can allow non-CAAR REALTORS® access to a CAAR lockbox by offering them a timed access code. Instructions can be found in Paragon in the "MLS Documents," in the CAAR SentriLock folder > How to Video Links.

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Q: Will Greater Augusta Association of REALTORS® (GAAR) and Harrisonburg-Rockingham Association of REALTORS® (HRAR) receive the additional areas from Bright MLS as well?
A: No. A data share agreement has only been signed between CAAR and Bright MLS.

Q: Will Bright MLS receive data from Greater Augusta Association of REALTORS® (GAAR) and Harrisonburg-Rockingham Association of REALTORS® (HRAR)?
A: No. A data share agreement has only been signed between CAAR and Bright MLS.

Q: Does CAAR plan to pursue data share agreements with other MLSs (e.g., Richmond Association of REALTORS®)?
A: No.

If you feel you would benefit from additional data shares, please send a request with the name of the Association or MLS to support@caar.com. Requests will be shared with the CAAR Board of Directors.

Q: Why did CAAR decide on these Bright MLS areas for the data share?
A: The intention of the Bright MLS data share is to provide expanded data and exposure of listings for agents who are conducting business in neighboring areas surrounding the CAAR footprint.

Q: Can other areas from Bright MLS be added to our existing data share agreement?
A: Currently, there are no plans to add additional areas from Bright MLS.

If you feel you would benefit from additional areas, please send a request with the name of the area(s) to support@caar.com. Requests will be shared with the CAAR Board of Directors.

Q: I have a RETS/IDX feed from CAAR. Will the Bright MLS data show in my feed?
A: Yes.

If you have a question about your RETS/IDX feed, please send an email to idx@caar.com.

Q: Can I list a property in the CAAR MLS (Paragon) if it is outside the CAAR footprint?
A: Yes.

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Q: Can I enter a listing in the CAAR MLS for the seven additional areas received from the data share (i.e., TBD,)?
A: Yes.

Q: Do the Associations participating in Bright MLS have auto access to CAAR's SentriGuard lockboxes and key service?
A: No. Each Association decides their own lockbox and key service. We do not reciprocate to open each other's lockboxes through SentriLock.

Q: Is the MLS data that CAAR is sharing going to all Bright MLS subscribers?
A: Yes. Bright MLS is unable to show or hide data based on specific locations or subscribers.

Q: What areas does Bright MLS cover?
A: Visit the Bright MLS website to see a map of the areas: https://www.brightmls.com/our-markets

Q: In Bright MLS, ShowingTime allows agents to schedule showings through the MLS. Is that going to be an option with the CAAR MLS (Paragon)?
A: Yes.

Q: Do Bright MLS subscribers have to offer cooperation on listings that appear in CAAR MLS?
A: Yes.

Q: I don't see the listing agent's contact or showing information for Bright MLS listings in the CAAR MLS (Paragon)?
A: If you encounter a listing that displays *Default Bright Agent*, you can run a report to see who that agent is. Instructions are provided on the Paragon home page.

Q: Where can I find Bright MLS listing status definitions?
A: Visit https://support.brightmls.com/s/article/Listing-Status-Definitions.

Q: I have a question that isn't covered on the FAQ. How do I submit it?
A: Please send it to support@caar.com with "Bright MLS Data Share Agreement" as the subject line.