

Board News

Communication

Service

Public Relations & Philanthropy

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Letter from our President

Dear Members,

It is the Aspen Board of Realtor's mission this year to bring awareness to our local non-profits. We are grateful for Celebrating 30 years of providing grants used to support the continued education of students in our valley, with this year's Heldman King Memorial Scholarship grants of \$35,000 were given to 16 deserving seniors.

Please join us on June 5th at the Limelight Hotel from 5 – 8 pm for the summer kickoff party and June 6th for ABOR's 19th Annual REALTOR® Classic at Snowmass Club to raise awareness and financial support for Heldman King Memorial Scholarship Fund.

It was an honor to be a part of the collaboration and I would like to acknowledge Rod Woelfle, Chairman who stated it best with the following quote:

"It means the world to me to be involved with our scholarship program. I was lucky enough to get involved in the ABOR Heldman/King Scholarship process when I was the President-Elect of ABOR. I knew after meeting the first set of students that this was something I wanted to help with for a long time. Every step of the process from donating money to playing in the tournament to interviewing the students is extremely rewarding. To me, this is one of the most valuable parts of being a Realtor...giving back to these local families."

We want to thank and recognize those sponsors who gave so generously:

- Principal Sponsors** – Land Title, First Bank, Snowmass Club
- Gold Sponsors** – The Residences at Viceroy Snowmass, Dancing Bear
- Media Sponsors** – KSPN, KNFO, and Aspen 82
- Cart Sponsors** – BJ Adams & Company, Double D Property Management, Aspen Associates
- Bronze Sponsor** – Title Company of the Rockies
- Hole in One Sponsor** – Coldwell Banker Mason Morse

In other Board News:

- June 4** – Brokers Forum, Aspen Square, 12 to 1 pm (agenda attached)
- June 10** – Nominating Meeting, Aspen Square, 12 pm – All Past presidents are invited to attend to have lunch and nominate 2015 leadership team. Reminder that anyone interested in serving on the board of directors or committees next year should contact me.
- July 24** - Save the date for the July luncheon at The Limelight Hotel with Aspen real estate attorneys; Joe Krabacher and Curt Sanders, along with Charlotte Wiessner who is a construction attorney and litigator.

We once again are fortunate to use funds collected by the Colorado Association of REALTORS® Housing Opportunity Foundation (CARHOF) available to provide housing assistance to those who give throughout the year to so many. Our July non-profit designee is Habitat for Humanity.




Karen Toth CNE
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New Members and Members on the Move



New Offices

Home Waters Real Estate Group
RiverStone Real Estate, LLC

Mike Shook
Jeff Kelley

New Secondary Members

Bob Dooney
Marie Pupke

Aspen Snowmass Sotheby's-HM
Versailles International Real Estate Corp., FL

Company Changes

Chris Berry
Don Birkrant
Kimberlee Coates
Tommy Kearsey
Tricia Redfield-McIntyre

Aspen Snowmass Sotheby's-HM
Home Waters Real Estate Group
Coldwell Banker Mason Morse
Home Waters Real Estate Group
Aspen Luxury Vacation Rentals



Calendar of Events

June 2-5	CAR Leadership Election
June 4	Brokers Forum, Aspen Square, 12 – 1 pm
June 5	Kick Off to Summer Celebration, Limelight Hotel, 5 – 8 pm
June 6	Golf Tournament, Snowmass Club, Click Here for Registration Forms
June 10	Government Affairs Committee Meeting, ABOR Office, 1 – 2 pm
June 11	AGSMLS Board of Director Meeting, AGSMLS Office, 9 – 11 am
June 12	Nominating Committee Meeting, Aspen Square, 12 – 12:30 pm
June 12	ROTY Committee Meeting, Aspen Square, 12:30 – 1:00 pm
June 25	CTME Intermediate Training, ABOR Office, 10 – 12 pm
June 25	CTME Advanced Training, ABOR Office, 1:30 – 3:30 pm
July 4	Independence Day, ABOR Office Closed, All Day

PLEASE NOTE: BRUCE GARDNER CLASSES HAVE BEEN RESCHEDULED FOR OCTOBER 16 – 17, 2014.

For the 2014 Education schedule, [click here!](#)

Spring Tour of Homes a Huge Success Thanks to Our Volunteers

A huge thank you goes out to all of our committee volunteers. Due to your hard work and dedication we continue to have fun, educational, and successful events.

This month we would like to thank our Spring Tour Committee for organizing 200+ properties over a 5 day period. Please take a moment to say thank you to the following volunteers who made this home tour possible:

Becky Dombrowski – Aspen Snowmass Sotheby's - SMV
Sue Hess – Aspen Snowmass Sotheby's - AG
Brian Leasure – Destination Holdings, Carbondale
Terry Rogers – Aspen Snowmass Sotheby's - SMV
Casey Slossberg – BJ Adams and Company - SMV

Would you like to get involved? If so, please contact us at 927.0235.

Affiliate Spotlight of the Month: **stewart title**[®]

Because the right people make all the difference.

Business is about relationships. It's about finding the right people to partner with and letting them work to their strengths so you can work to yours and, together, be successful. We can be those people for you. With the right mixture of experience, know-how and core values, the people of Stewart Title are the best in the business. Every Stewart Title associate constantly strives to provide our customers a magnificent experience. We understand that our company's success comes through yours.

It's good to have a partner who already understands your business.

When you work with Stewart Title, you get more than just our years of experience benefitting your business; you get the breadth of our experience. As a part of a global company that is a leader in real estate transactions, every Stewart Title office is able to call upon experience locally and world-wide for every business within the real estate industry. We take pride in using our insight and familiarity with every phase of the real estate transaction to provide unique solutions for your business whether you're a REALTOR[®], lender, builder, MLS/association or attorney.

We understand that the strength of our company comes from the people in our offices. That's why we work hard to ensure the best in the business work at Stewart Title. Contact us to learn more about how our people can help your business and other reasons why Stewart Title is the right title company for you.

Please call or stop by our Aspen office conveniently located near you.

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<http://www.stewart.com/aspen>

We look forward to seeing you soon.

Non-profit Organization of the Month

Bill Heldman/Stark King Memorial Scholarship Foundation

REALTORS[®] Don't Just Sell Properties, They Change Lives!

Aspen Board of REALTORS[®] is dedicated to giving back to the communities in which we live. Success depends on YOU. The Board of Directors will be choosing a different non-profit to support for each month in 2014. This month we are supporting **Bill Heldman/Stark King Memorial Scholarship Foundation**. The Valley has an impressive number of non-profits. There are many people and stories out there that touch your heart. Remember that you can make a difference too. So, we urge you to get involved and to please join us in making a difference where we live. We have exciting events and different ways that you can show your support, so make sure to watch us on [Facebook](#) and also on the web so you know what's going on!



The Bill Heldman/Stark King Scholarship started in 1985 and over the past 29 years the Aspen Board of REALTORS Heldman/King Scholarship Foundation has given out over \$547,000 in scholarships to a wide variety of this valley's talented, energetic, hard-working and deserving seniors in hopes that they may possibly pursue a career, a vision or a dream that may not have been possible without this financial gift.

Today the Foundation awards a total of \$35,000 to students from Aspen, Basalt, Roaring Fork, CRMS, and Bridges High Schools. The committee receives between 80 and 110 applications each year, interviews between 30 and 60 students, and awards between \$2,000 and \$6,000 dollars to each qualified applicant depending on their financial need.

Government Affairs – Your RPAC Dues at Work!

What is the most common objection to investing in the REALTORS® Political Action Committee?

A crowd of about 100 REALTOR® Party Conference & Trade Expo attendees answered this RPAC fundraising forum poll question via text message Wednesday in Washington, D.C. Overwhelmingly, the most common complaint they say they hear from members is: "I don't agree with the candidates RPAC has supported."

Attendees explained their thinking behind the need to support RPAC. Linda Romer Todd, broker-owner of Associated Brokers & Consultants and president of the Grand Junction (Colo.) Area REALTORS® Association said she started calling RPAC the "professional survival fund."

"If you want to survive in this business you have to take action in a professional way," Todd said.

Speaker Michael Dunn, a political involvement and PAC expert, said that because of the explosion of special interest groups, competition within the legislative process is more intense than ever.

1. RPAC is a business decision. "It doesn't matter whether you're a R or a D, the first thing you all are is a REALTOR®," Dunn said. "You can do whatever you want individually, you can be as far left or as far right as you want to be, but when it comes to the future of being a REALTOR®, when it comes to the rules and laws that govern what we do in business, we all better be standing in the same place. That has nothing to do with politics; that has everything to do with business."

2. RPAC is not about social issues that polarize politics. RPAC is about fighting threats to the livelihoods of REALTORS®, such as the threat of losing the mortgage interest deduction. "How many homes are you going to sell without [the MID]?" Dunn asked. "RPAC is designed to support the majority of members of NAR."

3. RPAC is a way to develop relationships with lawmakers. New sources of money have entered the political arena since the Citizens United ruling in 2010, which allows unlimited independent political spending by individuals, unions, and corporations. This makes RPAC more important than ever, Dunn said. So when bills come up, REALTORS® have a seat at the table.

More information on all NAR and CAR government affairs issues can be found on their websites.

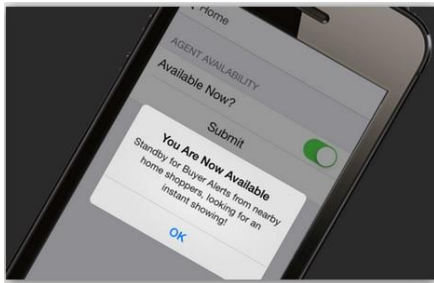
E-mail Could Be Binding

- **Watch what you say in e-mails.** If you're representing the seller, always say that the terms of the deal must be approved by the seller and that negotiations are preliminary until an offer or contract is signed. Conversely, if you are representing the buyer, it's prudent to push for confirmation that a deal has been reached, to avoid a situation, like the Massachusetts case, in which the seller jumped at a higher offer at the last minute.
- **Use a disclaimer.** You can insert a disclaimer in your e-mail signature that looks something like this: "E-mails sent or received shall neither constitute acceptance of conducting transactions via electronic means nor create a binding contract until and unless a written contract is signed by the parties."

Tech Tools and Fun Facts

Uber-like mobile app Curb Call connects homebuyers with nearby agents

The app, currently available on iPhone for brokerages and multiple listing services and free for consumers, is Uber for real estate, with a twist.



Screen shot of Curb Call app.

Instead of consumers sending out a call to all accessible agents in the vicinity and getting the one who responds first, they receive a list of all available nearby agents and are able to choose the one they want to reach out to based on user feedback on agents' Curb Call profiles and the estimated travel time between them.

When buyers request a showing using the app, they are presented with those Curb Call agents who have their availability set to "on" and are within a reasonable driving distance as determined by the relative locations of the agents' and buyers' smartphones.

Once a buyer chooses an agent, agents receive an alert on their phone that shows the buyer's name and neighborhood location, and they can either accept or decline it. If they accept, agents get the buyer's complete contact info to set up a showing.

Realty One Group, [ranked by Real Trends](#) as the seventh-largest brokerage by dollar volume in 2013, has purchased the app for its agents on an exclusive basis in San Diego, Orange County, Las Vegas and Phoenix.

"This is a win for our agents — Realty One Group is known for our commitment to building their business by providing qualified, quality leads," said Kuba Jewgieniew, CEO and founder of Realty One Group, [in a statement](#).

The app, which should have an Android version coming out later this year, is available to just brokerages and multiple listing services at the moment. "We wanted to make sure there were enough agents available to respond to a Curb Call," Siegler said.

Klout.com



The best way to have an impact online is to create and share great content.

Klout helps you do exactly that.

Klout helps people who want to be great at social media. In March 2013, Klout announced its intention to begin displaying business analytics aimed at helping business and brand users learn about their online audiences.

Klout is a website and mobile app that uses [social media analytics](#) to rank its users according to online social influence via the "Klout Score", which is a numerical value between 1 and 100. In determining the user score, Klout measures the size of a user's social media network and correlates the content created to measure how other users interact with that content. Klout launched in 2008.

Klout uses [Twitter](#), [Facebook](#), [Google+](#), [LinkedIn](#), [Foursquare](#), [Wikipedia](#), and [Instagram](#) data to create Klout user profiles that are assigned a unique "Klout Score." Klout scores range from 1 to 100, with higher scores corresponding to a higher ranking of the breadth and strength of one's online social influence. While all Twitter users are assigned a score, users who register at Klout can link multiple social networks, of which network data is then aggregated to influence the user's Klout Score.

**WANT TO PLACE
AN AD?**

CONTACT

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