

**REAL ESTATE TRADERS CLUB OF SPOKANE ASSOCIATION**

**APPLICATION FOR MEMBERSHIP**

*Membership guidelines are on page 2 & 3*

NAME \_\_\_\_\_

PHONE \_\_\_\_\_

EMAIL \_\_\_\_\_

COMPANY \_\_\_\_\_

COMPANY ADDRESS \_\_\_\_\_

DESIGNATED BROKER \_\_\_\_\_

Are you licensed in Washington? \_\_\_\_\_ Licensed in Idaho? \_\_\_\_\_

Years/months in Commercial Real Estate \_\_\_\_\_

Percent of time devoted to Commercial Real Estate \_\_\_\_\_

Have you ever had your real estate license suspended or revoked? No \_\_\_\_\_ Yes \_\_\_\_\_

If yes, please explain: \_\_\_\_\_

\_\_\_\_\_

**Are you applying for membership under Option 1, 2 or 3? \_\_\_\_\_**

I hereby declare the information provided by me in the Application for Membership is true, correct and complete to the best of my knowledge. I understand that if I become a member, any misstatement or omission of fact on this application shall be considered cause for termination of membership.

\_\_\_\_\_  
**APPLICANT SIGNATURE**

\_\_\_\_\_  
**DATE**

\_\_\_\_\_  
**DESIGNATED BROKER SIGNATURE**

\_\_\_\_\_  
**DATE**

Applications and any supporting documentation should be emailed to [admin@spokanetradersclub.com](mailto:admin@spokanetradersclub.com)

## **REAL ESTATE TRADERS CLUB OF SPOKANE ASSOCIATION**

### **New Membership Requirements per the By-Laws**

Sec 2.02 New Memberships – To qualify for Individual Membership, applicants must qualify pursuant to one of the following Options:

#### **If applying for membership under Section 2.21 Option 1:**

1. Have a minimum of one (1) year experience in the commercial real estate or appraisal business. Each applicant must be currently licensed as a real estate broker or real estate salesperson in Washington state or Idaho and be engaged primarily in the business of selling, leasing, or appraising commercial or investment property; and
2. Have successfully completed a first-level education course satisfying a required core credit for a commercial real estate designation from one of the following organizations: International Council of Shopping Centers (ICSC), CCIM Institute (CCIM), Society of Industrial and Office Realtors (SIOR), Institute of Real Estate Management (IREM), or the Appraisal Institute (AI). The membership committee shall maintain a current list of said courses.

#### **If applying for membership under Section 2.22 Option 2:**

1. Applicant shall have three (3) years' experience in commercial real estate or the appraisal business. Each applicant must be currently licensed as a real estate broker or real estate salesperson in Washington state or Idaho and be engaged primarily in the business of selling, leasing, or appraising commercial or investment property; and
2. Identify five (5) million dollars of commercial transactions specific to applicant's side of the transaction during a consecutive, three (3) year period; and
3. Identify five (5) co-brokered, commercial transactions that occurred within the last twelve (12) months of applicant's submission for membership.

Include address, buyer/lessee-seller/lessor, other brokers, their phone numbers and date.

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## REAL ESTATE TRADERS CLUB OF SPOKANE ASSOCIATION

### New Membership Requirements per the By-Laws (cont'd)

#### If applying for membership under Section 2.23 Option 3:

1. Applicant is currently a licensed real estate broker or real estate salesperson in Washington state or Idaho, and is specifically practicing commercial real estate within a real estate brokerage firm that exclusively practices commercial real estate. Applicants who practice within a firm, where that firm's last year's volume is not 100% commercially focused, must apply under option 1 or 2 above.
2. Submit a letter from their firm's designated broker stating the percentage of applicant's commercial vs. residential real estate deals done during the prior 12 months.
3. Identify five (5) co-brokered, commercial transactions that occurred within the last twelve (12) months of applicant's submission for membership.

Include address, buyer/lessee-seller/lessor, other brokers, their phone numbers, and date

The Board of Directors shall determine whether the applicant meets the foregoing requirements upon receipt of a written application for membership. If the Board of Directors determines that the applicant is so qualified, the applicant shall be admitted to membership upon payment of the full year membership dues.

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