

Community of Practice: Guidance & Support for Returning to Safe Operations

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June 17, 2020



Agenda



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**COVID-19 RESOURCES
& GUIDANCE**

2

EXAMS RESUME

3

ETHICS EDUCATION

4

**5-17 & 5-18
UPDATED GUIDANCE**

COVID-19 Updates

GUIDANCE FOR PROFESSIONALS

Communicate with your clients about COVID-19

- Seek legal advice, advise clients to do the same
- Share health resources and guidance
- Review WorkSafeBC protocols
- Use new Checklists on RECBC.CA and BCREA.BC.CA

INFORMATION FOR CONSUMERS

FAQ

- Alternatives to showings and open houses
- Sanitation and safety
- Managing contractual concerns
- **Rental property management / strata management concerns**
- Tenant concerns around self-isolating and exposure

SERVICE UPDATES

Education

- Licensing exams resuming
- Ethics course launch

Office update

- Gradual return to office work
- Office visits discouraged, appointment required

COVID-19 Updates Cont.

Financial Reporting Deadlines – Extended

- Accountant Reports due in May, June, and July have been extended 30 days.
- RECBC auditors are reaching out to brokerages by phone and email to assess impacts due to the COVID-19 crisis

COVID-19 Contract Clauses and Liability Waiver Agreements

- Review any additional clauses or liability waivers before your licensees implement them, and only after a lawyer has reviewed them.

Buyers and Sellers Checklists

- Help manage risks in business practices related to COVID-19.

COVID-19: Resources for Returning to Safe Operations

Transitioning to the “New Normal”

- Review WorkSafeBC’s Real estate: Protocols for returning to operation
- Use the checklists developed by BCREA and RECBC for managing brokers
- Ensure physical distancing and high sanitization standards
- Appreciate the potentially harmful consequences of exposing clients or staff to anyone showing symptoms of COVID-19

Prioritize Virtual Interactions

- Explore virtual and remote options over in-person/office interactions

Licensing Examinations Resume – Phased Plan

- Phase 1:** reschedule the cancelled April 2020 exam for late June
- Phase 2:** contact candidates of cancelled exams by mid-June to reschedule at a modified Computerized Exam Centre (CEC)
- Phase 3:** open exam registration for all licensing course students who have completed their assignments. Contact eligible students in late-June with two options:
- write their examination at the modified CEC, or
 - at a specially scheduled exam later in the summer
(TBD by venue availability and health and safety measures in place)
- Phase 4:** resume regularly scheduled September exams for all candidates

Pre-Licence Course Availability and Rescheduling

Courses Continue as Exams Resume

- Throughout COVID courses continue, and we have monitored numbers and adjusted availability accordingly.
- We are prepared for a ‘bulge’ in attendance due to backlog.
- Extra exams will be scheduled according to demand.
- Candidates in cancelled classes have been rescheduled

Cancellations and Rescheduling

- Low registration saw some C1/C2 offerings cancelled, but at least one session has been offered per month.
- Licensees are still being issued, and we are still providing C3 and C4 sessions.

Mandatory Continuing Education

Ethics for the Real Estate Professional

- New course replaces online Dual Agency course – still three courses to complete in the two-year renewal cycle
- Focus on ethical decision making, taking between 5-7 hours to complete, combining self-paced online learning and virtual classroom sessions
- Register now for \$175 – you will have two weeks from the start date you select to complete the course
- Effective October 1, licensees will be required to complete Ethics for licence renewal, in addition to Legal Update, Anti-Money Laundering in Real Estate

Updated Guidance

Rule 5-17 – Use of Dual Agency Exemption

Updated guidance will help licensees better understand the dual agency exemption and how to use it:

- Determine if the dual agency exemption applies
- Act appropriately when working in a dual agency relationship

Updated Guidance

Rule 5-18 – Addressing Conflicts of Interest Between Multiple Clients

Updated guidance will help licensees:

- Be proactive in anticipating and avoiding conflicts of interest between clients
- Consider what is in their clients' best interests
- Understand the risks of working with released clients as an unrepresented party
- Understand if and when they can re-engage with a previously released client

Thank you

Questions?

