

OPERATIONS COMMITTEE

Vice President: Abbey Parsons

Vice President-elect: Michele Hunt

Date: March 3, 2026

Staff Liaison: Susan Mitchell

RECOMMENDATION(S):

MOTION 1: To amend the WR Bylaws, Article V, Section 3, Composition, E., and Article VII, Section 3, Executive Committee, to eliminate the Commercial Practitioner appointment.

Article V, Section 3. Composition

The directors of the State Association shall be named on the following basis and shall serve for the terms specified, or until their respective successors take office:

- A. one (1) At-Large Director, for a term of one (1) year, for each Member Association in good standing as of December 31st of each year;
- B. one (1) Representative Director, for a term of three (3) years, for each one percent (1%), rounded up to the next whole number, of the total WR membership that a Member Association represents;
(e.g., if total membership in a Member Association is 2,034, representing 13% of total State Association membership of 15,792, then the Member Association is entitled to 13 Representative Directors, plus an At-Large Director, for a total of 14 directors.)
- C. all officers and vice presidents-elect of the State Association, during their terms in such offices;
- D. the presidents (or their designees) of each Washington State chapter of the Institutes, Societies, and Councils of the National Association of REALTORS® who are members of the State Association, during their tenures in those offices;
- E. The Regional Representatives ~~and Commercial Practitioner~~ described in Article VII, Section 3, during their tenure in those offices;
- F. N.A.R. directors who are State Association members; and
- G. all Past Presidents of the State Association who are State Association members, for so long as they continue to attend meetings of the Board.

Article VII, Section 3. Executive Committee

The Executive Committee shall be a standing Board Committee. The Board shall designate members of the Executive Committee to serve during the term of a president a minimum of 90 days prior to the start of the term and shall notify such members of their designation without delay. The Executive Committee shall have all of the authority of the board of directors, to the extent permitted by law, between meetings. The Executive Committee shall act in accordance with budgets, policies, and procedures adopted by the Board. The Executive Committee should provide a summary of all of its actions to the Board at each regular meeting of the Board since the last regular meeting of the Board.

The Executive Committee will be composed of ~~49~~ 18 voting members, including:

- 1 President
- 1 President-elect
- 1 First Vice President
- 2 Finance (treasurer & treasurer-elect)

- 2 Operations (vice president and vice president-elect)
- 2 Membership (vice president and vice president-elect)
- 2 Government Affairs (vice president and vice president-elect)
- 5 Regional Representatives (elected by individual regions)
- 1 Commercial Practitioner (nominated by president)
- 1 NAR Director (nominated by president)
- 1 Immediate Past President

In addition, the chief executive officer and one Member Association executive nominated by the president shall serve as non-voting members of the Executive Committee, attending all Executive Committee meetings except as specifically requested.

EXECUTIVE COMMITTEE ACTION: Approved March 4, 2026

BOARD OF DIRECTORS ACTION:

RATIONALE:

A Presidential Advisory Group (PAG) was appointed to review and recommend revisions regarding the appointment of a Commercial Practitioner to the Executive Committee.

The Washington State Commercial Association of REALTORS® (WSCAR) dissolved in December 2024. Many former WSCAR members have joined the Commercial Brokers Association (CBA), a non-REALTOR® entity.

As a result of this shift in the commercial real estate landscape, appointing a commercial member to the WR Executive Committee has become increasingly challenging.

Commercial members have indicated that their most valuable connection with WR is through Legislative Steering and advocacy efforts. WR's Legislative Steering Committee includes commercial representation, and WR also contracts with CBA to provide advocacy services.

Together, these avenues ensure that the commercial real estate community continues to have a strong voice within WR.