

Current Field Name	RESO Field Name	Notes
Area	MLS Area Major	Preserving all areas for ease of search. Condensing sub-area options into Areas.
Sub Area	MLS Area Minor	Sub-Area is being consolidated into Area. We are adding the split on Pulaski County like we have Fayette County.
Listing Date	Listing Contract Date	Same meaning, different naming convention.
Cancel Date	Cancellation Date	Same meaning, different naming convention.
Contingent	Contingency	Same meaning, different naming convention.
County	County Or Parish	Same meaning, different naming convention.
Street #	Street Number	Same meaning, different naming convention.
Lot Depth	Lot Size Dimensions	We are removing lot depth and lot front frontage, and retaining road frontage feet as well as lot size dimensions. The fields being removed had drastically lower usage.
Lot Size Dimensions		
Lot Front Footage	Custom Field	We are removing lot depth and lot front frontage, and retaining road frontage feet as well as lot size dimensions. The fields being removed had drastically lower usage.
Road Frontage Feet		
Tax ID	Parcel Number	Same meaning, different naming convention.
Financing Comments	-	Removing from all property types as there was no use since 2021.
Other Concessions	Concessions Comments	Same meaning, different naming convention.
Finished Area Total	Living Area	Same meaning, different naming convention.
Approximate Living Area SqFt fields	Building Area Total	Living Area is the standardized term across MLS'.
Building and Property Details	Building and Property Details	Building Area Total will be used in the Commercial-Sale, Commercial-Lease, and Business Opportunity property types to mean the finished + unfinished area of the structure.
Leasable Area (not B)		
State/Province	State Or Province	Changing to State, as we will not be accepting Canadian Provinces at this point in time.
On Market Date	Start Showing Date	Same meaning, different naming convention.
Unit #	Unit Number	Same meaning, different naming convention.
Street Direction	Street Direction Prefix	Same meaning, different naming convention.
Street Modifier	Street Suffix Modifier	Expanded Street Suffix to allow for up to 25 characters rather than 10.
Street Suffix Modifier		
Street Name	Street Name	Same meaning, different naming convention.
Suffix	Street Suffix	Allows for more expandability on Street Suffix
Subdivision	Subdivision Name	Same meaning, different naming convention.
Buyer Financing	Buyer Financing	List will be streamlined to eliminate low usage options for a clearer list
# of Buildings	Number Of Buildings	Changing from a picklist to the data type of integer to simplify input and be compliant with national standards.
Pending Date	Purchase Contract Date	Same meaning, different naming convention.
Agreement Type	Listing Agreement	Renaming Exclusive Right to Rent (only in Residential-Lease property type) to Exclusive Right to Lease. There's a naming convention change for Lease Term to Listing Agreement type. Exclusive Right to Lease will be the default option selected for Commercial-Lease and Residential-Lease.
Lease Term		
Occupant Type	Occupant Type	Removed Occupant Type as a field for Land listings, as there can be no occupant.
Phone # To Show	Showing Contact Phone	Same meaning, different naming convention.

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Showing Requirements	SH Showing Requirements	
Group called Showing Instructions in Multi-Housing only	SO Showing Considerations SISN Showing Service Name	Expansive list of showing information that may be helpful in knowing there are no surprises at the property. Low lighting, poor cell signal, day sleeper, and many more options
Lease Area \$/SF	Custom Field	In Commercial-Sale and Commercial-Lease, the list price per square foot is calculated from the building area total, while in Residential-Lease the list price per square foot is calculated based off the living area total. Also, in Lease property types the field is called Lease price per square foot.
Lease Area Price/SqFt		
Annual Rent	Total Actual Rent	Naming convention change, will remain in Residential-Income, and be added to the Commercial-Sale and Commercial-Lease property types.
Estimated Selling Date	Projected Closing Date OR Expected Closing Date	Same meaning, different naming convention.
Expected Closing Date		
Marketing Remarks	Public Remarks	- More than enough space with 4,000 characters - Consolidated remarks easier for members and vendors to work with
Public Remarks		Removed supplemental remarks due to expansion of Public Remarks - no longer necessary. Data existing here will be moved and migrated to Public Remarks
Agent Only Remarks	Private Remarks	Also expanding up to 4,000 to match the marketing remarks change.
Private Remarks		
Price Style		Limited to Commercial-Lease and expanding the lease details to include Lease Assignable YN, Lease Expiration (date format), Lease Renewal Option YN.
Lease Details	Lease Amount Frequency	Lease Amount will be removed.
		Lease Amount Frequency will replace Price Style moving forward.
ADA Accessible	Accessibility Features YN	Same meaning, different naming convention.
		Not adding this field to the new database as it has low use:
Fire Code	Custom Field	Multi-Housing - 1,701 total closed listings since 01/01/2020, and 57 (3.33%) of those listing used the fire code field. Commercial - 1,832 total closed listings since 01/01/2020, and 62 (3.38%) of those listings used the fire code field.
Construction Status	Property Condition	Renamed to Property Condition and moved to details for RESO compliance. Will be enabled in all property types except for Land or Farm.
Property Condition		
Comp/FSBO	Comp Sale YN	Same meaning, different naming convention.
		Will not have this field in Residential-Income or Farm.
Basement	Basement	Will be available in Residential, Residential-Lease, Commercial-Sale, and Commercial-Lease.
	Basement YN	Note that we'll be deleting the windows option as it's disabled already.

Current Field Name	RESO Field Name	Notes
Building Info	Building and Property Details	<p>Will now have consistent options across property types that use Building Info.</p> <p>We are removing the following options as they had less than 5% used in listings since 2020:</p> <ul style="list-style-type: none"> <li>- Retention/Detent SqFt</li> <li>- Building Expansion SqFt</li> <li>- Lot Expansion SqFt</li> <li>- Gas Pipe Size</li> <li>- Water Pipe Size</li> <li>- Water Heater Size</li> <li>- Cistern Size</li> <li>- Electricity Voltage</li> <li>- Elevator Capacity</li> <li>- Size of Elevator</li> <li>- Feet of Track</li> </ul>
Furn, Fixt & Equip		
Furniture, Fixtures & Equipment YN	Custom Field	No changes to Residential property type. Added to Commercial-Sale, Commercial-Lease, and Residential-Lease property type.
Business Type	Business Type	No changes to Residential property type. Added to Commercial-Lease property type.
Parking		
Parking Total	Parking Features	Providing a range of parking spaces was not compliant with RESO, instead we are now going with a parking total where users will enter a number of parking spaces.
Parking Features	Parking Total	
Cooling		Add to all other property types besides Business Opportunity.
Cooling YN	Cooling	<p>Combination as a cooling option will be moved to Other.</p> <p>Cooling YN will conditionally render the options below it.</p>

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Documents	Documents (Selector in Flexmls)	<p>Only the following documents will be kept in Commercial-Sale and Commercial-Lease:</p> <ul style="list-style-type: none"> <li>- Survey</li> <li>- Other</li> </ul> <p>Sellers Disclosure Of Property Condition is always required in Res and Residential-Income only. Not required in Residential-Lease, Farm or Business Oppty</p> <p>Cross property search for documents is enabled now.</p> <p>Removing the following documents from these property types (based on usage less than 5%)</p> <p>Land - Land/Farm &gt;&gt;&gt; will be Land or Farm</p> <ul style="list-style-type: none"> <li>- Approvals</li> <li>- Conservation Plan</li> <li>- Farm Plat</li> <li>- Permits</li> <li>- Soil Analysis</li> </ul> <p>Comm/Prof/Ind &gt;&gt;&gt; will be Commercial-Sale and Commercial-Lease</p> <ul style="list-style-type: none"> <li>- Appraisal</li> <li>- Environmental Impact</li> <li>- Geotechnical Report</li> <li>- Topographical Plat</li> </ul> <p>Commercial Land &gt;&gt;&gt; will be Land</p> <ul style="list-style-type: none"> <li>- Appraisal</li> <li>- Environmental Impact</li> <li>- Geotechnical Report</li> <li>- Topographical Plat</li> </ul> <p>Multi-Housing &gt;&gt;&gt; will be Residential-Income</p> <ul style="list-style-type: none"> <li>- Everything after Sellers Disclosure &amp; LBP Disclosure</li> </ul>
Miscellaneous Features	Electric	
	Building Features	Electric D-I Doors are being renamed to Electric Drive-In Doors, added Water Heater options to both Commercial property types, added Kitchen Facilities and Laundry Facilities to Building Features in Commercial property types, adjusted 100/200 Amp Electric for more clarity in options.
	Security Features	
	Cooling YN	
Number of Stories	Stories Total	Same meaning, different naming convention.
Other Sold Info	Custom Field	If "Was Listing A FSBO" = Y, then "Yes" is selected for Comp Listing on historical data
Possession	Possession	Possession field will have many options in Farm - options from Possession of Aux as well as Possession of Land will be addressed in the Possession field. Farm or Land-specific Possession enumerations will -not- be available in Residential, Commercial-Sale, etc Property Types that have no need of these options.
Roof	Roof	Added Roof to Commercial-Lease. No other changes to Roof.

Current Field Name	RESO Field Name	Notes
Sale/Lease Includes		
Sale Includes	Custom Field	Splitting this out into Sale Includes and Lease Includes for further clarity. Enumerations will be mirrored across all affected Property Types.
Lease Includes		
Sewer	Sewer	Sewer Available in Farm will now be under "Utilities", added "Other" to missing property types, Sanitary is not compliant and will be removed, and existing enumerations selecting Sanitary will be mapped to "Other", same with "Storm Sewer"
Sprinklers	Security Features	Security Features will now include Fire Sprinklers, which have been adjusted for clarity, Security System, Security System Leased, Security System Owned. Note - this is NOT the same Sprinklers field that is in Residential and other property types. Lawn sprinklers are not part of this adjustment.
Tenant Pays	Tenant Pays	Added Tenant Pays field and enumerations to Commercial-Lease.
Utilities	Utilities	Adjusted multiple select to be restrictive to one - either Utilities are Available, Connected, or None. Enumerations will appear based on the answer to Utilities Y/N. Enabled Underground Utilities for those that need it, added Telephone enumerations for those that need it, and added symmetrical options across property types if they were not available.
ZN Zoning options:		
Current Zoning	Zoning	Adjusted verbiage for clarity
Potential Zoning	Zoning Description	