



NorthstarMLS New and Revised Data Fields

November 2018

Rental License (Yes/No): New field. Required, defaults to No. Indicates whether the property has a license for it to be rented. All property types.

License Type: New field. Required if Rental License is "Yes." Options are Airbnb, Standard, Short-Term Online Rental Management (STORM) and Other. All property types.

LockBox Fields: All three are new fields and optional. Helpful for tracking location and use of lockboxes. All property types.

- **LockBox Type:** Options are Combination, Risco, Sentrilock, Supra and None.
- **LockBox Source:** Indicates which Realtor Association issued the lockbox.
- **LockBox Serial Number:** If entered, viewable and searchable by List office in Add/Edit. Does not display on Matrix displays/reports.

Section #, Township # and Range #: All three are new fields and optional. They may be auto-filled from the public tax record. Particularly helpful for rural properties. All property types.

Above Ground Total Square Feet: New field. Optional. The total *combined finished and unfinished* above ground square footage. Single Family, Multi-Family and Farm property types.

Below Ground Total Square Feet: New field. Optional. The total *combined finished and unfinished* below ground square footage. Single Family, Multi-Family and Farm property types.

Main Floor Total Square Feet: New field. Optional. The total *combined finished and unfinished* main floor ground square footage. Single Family, Multi-Family and Farm property types.

Total Square Feet: New field. The system will automatically calculate this by combining the Above Ground Total Square Feet and Below Ground Total Square Feet. Single Family, Multi-Family and Farm property types.

Electric Service: New field. Optional. Choices are Breakers or Fuses. Single Family, Multi-Family and Farm property types.

Electric Amps: New field. Optional. Choices are 60, 100, 150, 200 amps or Other. Single Family, Multi-Family and Farm property types.

Accessible: Existing field. Added the options: Fully Wheelchair, Partially Wheelchair, Roll Under Accessibility, Hearing Impaired and Sight Impaired.

Water: Existing field. Added the option Rural/Municipality.

Amenities—Unit: Existing field. Added the options:

- Kitchen Center Island
- Paneled Doors
- French Doors
- Master Bedroom Walk-In Closet
- Main Floor Master Bedroom
- Wet Bar
- Walk-Up Attic
- Intercom System
- City View
- Panoramic View
- Ethernet Wired
- Broadband Available
- Cable

Appliances: Existing field. Added the options:

- Fuel Tank—Owned
- Fuel Tank—Rented
- Iron Filter
- Water Filtration System
- Water Osmosis System

Lot Description: Existing field. Added the options:

- Accessible Shoreline
- CRP Land (Conservation Reserve Program)
- Green Acres (Minnesota Green Acres Program)
- Property Adjoins Public Land
- Tillable
- Underground Utilities

Fireplace Characteristics: Existing field. Added the options Pellet Burning and Fireplace Footings.

Fuel: Existing field. Added the option Pellet.

Exterior: Existing field. Added the option Slate.

Bath Description: Existing field. Renamed the Whirlpool option to Jetted Tub.

Outbuildings: Existing field. Added the options: Outdoor Arena, Granary, Loafing Shed, Chicken Coop/Barn, and Greenhouse.

Farm Type: Existing field. Added the options Livestock and Organic.

Crop Type: Existing field. Added the options Grain and Beets.

Unit Leased (Yes/No): New field. Required. Multi-Family property type.

Lease Expiration Date: New field. Required if Unit Leased is "Yes." Multi-Family property type.

Owner's and Tenant's Expense: Existing fields in Multi-Family and Commercial. Added the option Broadband.

Available and Onsite Utilities: Existing fields in Lots & Land and Farms. Added the options Propane and Broadband.

Improvements: Existing field in Lots & Land. Added the options Public Road and Shared Driveway.

For Sale or Lease: New field in Commercial. Required, defaults to For Sale. Options are For Sale, For Lease and For Sale or Lease.

Lease Amount Type: New field in Commercial. Required if For Lease. Describes the lease amount input in the List Price field. Options are Monthly, Yearly and Square Foot.

Lease Type: New field in Commercial. Required if For Lease. Options are Gross, Single Net, Double Net, Triple Net and Other.

Lease Expiration Date: New field in Commercial. Required if For Lease.

Sale Includes: Existing field in Commercial. Added the option Liquor License.

Current Use: Existing field in Commercial. Added the options Office, Manufacturing, Recreational, Wholesale and Retail.

Building Total Square Feet: New field in Commercial. Optional. The total square footage of the building—finished and unfinished combined.

Overhead Door Clearance: New field in Commercial. Optional. The options are 0-9 ft, 10-14 ft, 15-20 ft, and 21+ ft.

Restructured Unit Information: The Unit information section in Commercial has been restructured. You can enter the following fields for up to 15 different units:

- Leased (Yes/No)
- Lease Expiration Date
- Monthly Rent
- Unit Number (the address Unit Number, not the number of units)
- Unit Level
- Total Rooms
- Bedrooms
- Baths: Total, Full, Three-Quarters, Half and Quarter
- Total Square Feet

Farms

The following are all new fields that apply to the Farms property type. All are optional except where noted.

Listing Type: Required. Options are Includes House and Land Only.

New Acres Fields

- Lowland
- Leased
- Leased Acres Expiration Date
- Waste Acres (cannot be planted)
- CRP Acres (Conservation Reserve Program)
- WRP Acres (Wetlands Reserve Program)
- RIM Acres (Re-Invest in Minnesota Program)
- Total Program Acres (Total Acres of all Programs combined)
- Program Expiration Date
- Program Income

Irrigation System (Yes/No)

Machinery Included: A free-form text field to list all the machinery included in the sale.

Wetland Status: Are there wetlands on the Farm? On Wetland, cannot build on or improve drainage. Options are: Government Certified; Yes, but not certified; No and Unknown.

Land Features

Options are:

- Drainage Ditch

- Pasture/Woods
- Terraced
- Other
- Ponds
- Wind Break

Disclosures

Options are:

- Covenants & Restrictions
- CREP
- CRP
- R.I.M. Acres
- Septic System
- Unused Well to be Sealed
- Well Disclosure
- Wetlands/Wildlife Restrictions

Sale Options

Options are:

- Sell Entirely
- Will Exchange
- Will Lease
- Will Lease Back
- Will Divide
- Other

Additional Crop Fields

- **Corn Base:** Acres that qualify for government program benefits for planting corn.
- **Corn PLC Yield:** Number of bushels of corn produced via documented certification by farmer to government.
- **Soybean Base:** Acres that qualify for government program benefits for planting soybeans.
- **Soybean PLC Yield:** Number of bushels of soybeans produced via documented certification by farmer to government.
- **Crop Productivity Index:** Also known as Prodex, the Crop Productivity Index is a number from 1 to 100 that rates the soil for its potential for intensive crop production. Determined by the Natural Resources Conservation Service.

Drainage Tiles Info

- **Drainage Tiles (Yes/No):** A type of drainage system that removes excess water from soil below the surface.
- **Tiled Acres:** Number of Acres that are fully drainage tiled.
- **Partial Tiled Acres:** Number of Acres that are partially drainage tiled.
- **Drainage Tile Spacing:** How far apart are the soil drainage tiles placed? Options are 40 ft, 50 ft, 60 ft, 70 ft, 80 ft, 100 ft, Other.

Wind/Solar Rights

- **Wind Rights:** Options are Yes, to Buyer; Yes, Remain with Seller; and No
- **Wind Rights Annual Payment:** Amount paid each year by the Wind companies to the Farmer.
- **Solar Rights:** Options are Yes, to Buyer; Yes, Remain with Seller; and No
- **Solar Rights Annual Payment:** Amount paid each year by the Solar companies to the Farmer.

Outbuilding Details: You can now enter more details describing up to ten different Outbuildings.

- **Name:** Simply select from the Outbuildings list the one that you are describing.
- **Dimensions**
- **Construction Type:** Options are Block, Brick, Framed, Metal, Other, Pole, Tile, Tin and Wood.
- **Condition:** Options are Excellent, Good, Fair and Poor.
- **Floor:** Options are Concrete, Dirt, Gravel, Other and Wood.