

**Amendment to the Chicago Association of REALTORS® Bylaws
Summary of Changes
August 2025**

Purpose of Review

The Chicago Association of REALTORS® (CAR) regularly conducts a thorough review of its Bylaws to ensure they remain accurate, relevant, and in alignment with industry standards, governing documents, and applicable laws. Regular review is critical to maintaining a strong governance framework, allowing us to proactively address changes in the real estate industry, ensure consistency in our policies, and keep our governing documents clear and enforceable.

Overview of Amendments

While many of the changes in this review are minor or administrative in nature, there are two substantive amendments being proposed:

1. Article XVIII - Multiple Listing Service (MLS)

The primary driver for amending our Bylaws is the need to update our MLS provisions in light of industry practice changes following the National Association of REALTORS® (NAR) Settlement. Specifically, we have removed outdated language referencing offers of cooperating compensation. The updated language emphasizes the obligation of MLS participants to cooperate with one another, which includes the requirements to share listing information and represent buyers and tenants in property transactions through the MLS. These revisions ensure our Bylaws are aligned with current MLS rules and reinforce our commitment to a fair and transparent marketplace.

2. Article XIII - Nominating Committee Composition

The second substantive amendment adds CAR's Secretary/Treasurer as an automatic member of the Nominating Committee. This increases the committee's total membership from 11 to 12, and helps ensure leadership continuity, institutional knowledge, and balanced representation during the nomination process.

Additional Revisions

In addition to these substantive changes, several minor updates have been made to improve clarity, consistency, and alignment with our Policy and Procedure Manual, as well as to ensure that the language in our objectives and provisions accurately reflects CAR's role and purpose:

- Consistency and Accuracy in Defined Terms. Standardized the use of defined terms such as "NAR," "National Association," "National Association of REALTORS®," or "CAR," "the Association," and "the Member Board" so they are used consistently throughout the Bylaws. In doing so, we also ensured that references to certain roles or entities are accurate and reflect the intended meaning in each provision.
- Cross-References to Policies. Two provisions, Board qualifications and CEO succession planning, have been updated to reference the detailed policies already adopted in CAR's Policy and Procedure Manual. This ensures the Bylaws remain concise and consistent with best practices.
- Member Voting. Clarified the section on voting at member meetings to specify that, if authorized by the Board of Directors, members may be permitted to vote by mail or by proxy, in accordance with rules and regulations prescribed by the Board. This is not a substantive change, but an amendment to remove ambiguity.

