

Frequently Asked Billing Questions for the Gulf Coast Association of REALTORS®

What are my Annual REALTOR® Dues?

In order to call yourself a REALTOR®, you must pay annual dues to the local, state, and national associations. These dues allow you access to an association that upholds a strong code of ethics, opportunities for free education and events, access to free REALTOR® tools and programs, and makes you a part of a network of over 1.3 million REALTORS® nationwide.

What is the breakdown of my annual dues invoice?

Depending on your membership type, your dues invoice will look a little differently. All dues for your membership type are required and non-refundable.

	National Dues (\$150 + \$35 Image Fee)	State Dues (\$161 + \$12.50 Issues Mobilization Fee)	Local Dues (\$91)
Primary GCAR Member	X	X	X
Secondary GCAR Member in-state			X
Secondary GCAR Member out-of-state		X	X
Primary Affiliate Member		X	X
Local Only Affiliate			X

*Affiliate members must have 1 Primary Affiliate in each office

Are REALTOR® Dues the same as MLS dues?

No, REALTOR® Dues are paid annually to maintain your membership with the Gulf Coast Association of REALTORS®. MLS service fees are paid to the Mississippi Gulf Coast Multiple Listing Service for access to the MLS.

What is RPAC and is it required?

RPAC is the REALTORS® Political Action Committee. This is a non-partisan organization that helps support issues and candidates that benefit REALTORS® and their business, such as Flood Insurance, the Mortgage Interest Rate Deduction, taxes on commission and more. Contributions to RPAC are voluntary and can be removed from your bill, however GCAR and MAR encourage members to give their fairshare. For Brokers this is \$99 annually and for agents it is \$25.

What is the National Image Fee?

This is a small fee charged by the National Association of REALTORS® to help supplement advertising to promote REALTORS® on a national level. This includes TV ads, magazine ads, radio ads and more. This is a required fee.

What is the State Issues Mobilization Fee?

Issues Mobilization Funds are designed to help REALTOR® associations, both local and state, by supporting effective advocacy campaigns on public policy issues that affect REALTOR® interests. The National Association of REALTORS® recognizes the critical importance of advocating for private property rights, and its NAR Issues Mobilization Fund partners with Funds operated by state associations in 47 states. When the state association's Issues Mobilization Fund contributes financially to an advocacy campaign, NAR can contribute as well, joining with them to maximize the reach and the impact of the effort. This fee is a required fee.

Do I have to be a member of the National and State Association?

As a primary member of the Gulf Coast Association of REALTORS®, you must pay your State and National dues through us. Your REALTOR® membership includes membership to all three boards.

When is my annual dues bill due?

Invoices are due no later than December 31 of each year.

How can I pay my bill?

Payments are only accepted online at www.gcarealtors.com. To pay, login to the Clarity Dashboard at www.gcarealtors.com and click "Pay Your GCAR Bill" under Association Services. Online payment is accepted with Visa, Mastercard, American Express, Discover, or TeleCheck.

I am a Broker, how can I view and pay all the invoices for my office?

As a Broker, you have access to view and pay all invoices for every agent in your office. To do this, click on "Pay Your Office Bill" under Association Services in the Clarity Dashboard.

What if I do not want to renew my membership?

Any licensee planning to place their license inactive and not renew their REALTOR® membership, must do so prior to the December 31 deadline. To place a license inactive, The Designated Broker must return the license to the Mississippi Real Estate Commission and submit a License Status Change Form with the MREC inactive status form attached to the Gulf Coast Association of REALTORS®. This must be completed before December 31 to avoid being responsible for current year's Membership Dues and any applicable late fees.

Please note: If you leave the association and choose to come back within the next calendar year, you will be responsible for the full year's dues. According to NAR's Bylaws, fees cannot be prorated.

What happens if my bill is not paid by December 31st?

Annual dues invoices must be paid no later than December 31st. On January 1st, a \$100.00 late fee will be applied. On February 1st, if dues remain unpaid, REALTOR® membership will be terminated and dues and any late fees will be owed by the member's Designated Broker.

What happens if I leave after I have paid my dues?

Membership Dues are non-refundable. If you choose to inactivate your REALTOR® membership after your dues have been paid, you will not be refunded a prorated amount.