



COLDWELL BANKER
TIMBERLAND
PROPERTIES

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Pursuant to Senate Bill S.7729, Coldwell Banker Timberland Properties' standard operating procedures in regard to Fair Housing regulations are as follows:

- I. Are prospective clients required to show identification?
 - a. No. Identification is not required to view or tour a home. Should a seller client request identification before they allow showings of their home, that will be enforced for all potential buyers viewing or touring that home. Agents may also request identification upon first meeting a client if no prior relationship has been established.
- II. Is an exclusive broker agreement required?
 - a. No. An exclusive broker agreement is not required by the brokerage. Agents may request one, and if so, they will require it for each of their clients.
- III. Is pre-approval for a mortgage loan required?
 - a. No. A pre-approval letter from a lender is not required. Should a seller client request one before they allow showings of their home, that will be enforced for all potential buyers viewing or touring that home. Agents may also request one, and if so, they will require it for each of their clients.

Robert J. Long
 Broker

State of: <u>New York</u>
County of: <u>Albany</u>
The forgoing document was acknowledged before me <u>YES</u> day of <u>April</u> , <u>2022</u>
Your Name Here, Notary Public
My Commission Expires: <u>2/27/26</u>

AMANDA C TOBIN
 Notary Public - State of New York
 NO. 01TO6141497
 Qualified in Schenectady County
 My Commission Expires Feb 27, 2026