New Home Source and
New Home Source Professional
XML data integration guide
7.10

NHlist schema 7.10

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1. Introduction

The NHlist schema has been developed by Builders Digital Experience (BDX) and its partners as a generalized data representation of new-home properties for the homebuilding industry.

With continued development and industry support, it is expected that this schema may serve as a useful tool to builders – and that it may serve as a recommended method for exchanging any data relevant for the marketing and sale of new homes.

To that end, BDX supports this schema as the preferred data-feed format for its NewHomeSource (NHS) marketplace <http://www.newhomesource.com> and the network of NHS Partner Sites. NHlist is also the preferred method for builders to participate in other new-home marketing services operated by BDX on behalf of its partners and clients. New Home Source Professional (NHSPro) <http://www.newhomesourceprofessional.com > is part of BDX's real estate agent outreach program, and Architect Series products provide sales center tools and personalized websites for builders. Some of the elements contained in NHlist are specific to these services. Contact your BDX representative for current information about these programs.

This schema models three main types of data:

(1) *Builders* – home-building companies or divisions, including brand names and website addresses.
(2) *Subdivisions* – new-home communities and development phases, including sales office locations, services and amenities, etc.
(3) *Home listings* – key selling-points, catalog images, and comparative information for build-to-order home plans and "spec" homes already under construction

The NHlist schema is a "quick start" XML model based upon a traditional real-estate listing, with extensions designed specifically for the new-home market. It is expected that most builders who currently use databases to export their property listings to real estate outlets (including newspaper, MLS and realty websites) should be able to export data in this format.

This guide annotates the NHlist schema in a plain-English format, and supplies real-world directions for its use. While care has been taken to ensure that the directions conform to the normative XSD template, in cases of dispute the actual NHlist schema (a file beginning with "NHlist" and ending in ".xsd") accompanying this guide will supersede this document.

2. Data feeds

Your frequency of updates should match your organization's sales activity – our intent is that data being listed accurately reflects current daily availability of properties (subdivisions, plans, and specs). For most builders, therefore, we recommend daily updates.

XML data file

The data you send should reflect the structure of your organization. In order for your data to correctly display on BDX products, as well as for BDX to bill and report correctly, you should send your data organized in a way that reflects your company structure. If your company is comprised of multiple builder divisions, and you wish your builder divisions to be billed for their communities and to view their community data in reports, then you must populate the data elements at the builder level of this schema.

The data feed file must include data for all of a builder's active subdivisions and associated new-home listings. If a corporation has multiple divisions, with or without their own brand names, which must be reported with their parent company, data for each division's listings must generally also be included in the same data file.

Data format. The data file must be formatted using XML markup which conforms to the schema presented in this guide. The eXtensible Markup Language, or XML[1], is a highly flexible, open standard for representing content of many types. Released in 1998 by the World Wide Web Consortium (W3C), XML is being used to represent and interchange data by many thousands of businesses, in hundreds of different industries worldwide.

Discussion of XML's significant benefits over other traditional data formats, such as CSV, is beyond the scope of this document; however, we encourage all builders to migrate to XML if they have yet to do so. Most common commercial databases are able to export data in XML syntax. Additional work is usually required in order for an XML file to conform to the particular XML Schema format documented here, but this is largely a one-time task.

XML Schema. BDX's preferred data syntax representation – and thus, the format used to describe NHlist – is XML Schema (XSD) notation[2], an XML-based standard for representing data elements and types (akin to a grammar). By referencing the XML Schema document, builders can *validate* their data prior to sending it to BDX. XSD validation is *required* for initial deployment, and strongly encouraged on a regular basis in order to minimize errors.

Note: To assist in deployment, the XSD schema presented here uses globally-unique element names so that they can be readily transformed into the older XML Document Type Definition (DTD) or XML Data Reduced (XDR) formats if needed. (Such transformations are not supported by BDX, however.)

FTP upload. Data files are typically transmitted to BDX using FTP-put; your representative will assign an account and password to your organization for this purpose.

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[1] See https://www.w3.org/XML/ for a summary of XML features.
[2] The XML Schema standard is maintained at http://www.w3.org/TR/xmlschema-1/.

XML encoding requirements

Schema validation. Prior to submitting your first XML file to BDX for testing, or after making any significant changes to an existing feed, you must validate it against the NHlist schema template (.xsd file) to ensure it is both *well-formed* and *syntactically valid*. BDX currently uses the **MSXML 4.0**[3] XML parser for validation.

> **BDX XML Validation Tool**
> BDX has developed an XML Validation Tool that we recommend using to ensure your data file will not be rejected due to invalid XML. The tool can be accessed using the following URL: http://xmlvalidation.thebdxlive.com/Default.aspx. Please contact your BDX account representative for instructions on how to use the tool.

Case-sensitive entity names. Please note that entity names are case-sensitive per the XML standard. Therefore, elements and attributes must be named with the exact same case as described in the NHlist schema or they may be rejected as invalid. (e.g. According to NHlist, <DefaultLeadsEmail> is valid, but <defaultleadsemail> is not.)

UTF-8 Encoding. In order to correctly interpret character glyphs, all data files must be encoded per the Unicode UTF-8 standard, and this must be specified by declaring this in the XML header at the top of your data file:

```
<?xml version="1.0" encoding="UTF-8" ?>
```

Windows-1252 workaround: Please note that if you encounter difficulties with validating your file due to the presence of Windows special characters, e.g. ½, ¼, … you may be able to use an alternate encoding such as Windows-1252. *Note that this encoding is not formally supported by BDX and may cause character-display issues on the BDX network or for external marketing partners.* In this case, your XML header must be changed to read:

```
<?xml version="1.0" encoding="Windows-1252" ?>
```

XML special-character entities. Please note that the XML standard reserves special meaning for the following characters, and therefore any occurrences of these within your organization's data must be transformed within your XML feed:

Character	Common name	Transform to
<	less-than sign	<
>	greater-than sign	>
&	ampersand	&
"	quotation mark	"

Other data options

If your organization is unable to create feeds according to BDX's preferred XML format, alternate methods of submitting new-home listings are available:

1. **Manual entry via the BDX Live application.** If your organization has limited amounts of listings to maintain, BDX offers a Web-based application which allows builders to enter and maintain home information, and even to upload elevation and plan images. This application can be used with a Web browser connected to the Internet.
2. **Custom mapping.** If your organization maintains data in an electronic format, but is unable to interchange it according to the NHlist XML schema, BDX may be able to develop a custom integration for your business data. This approach usually requires a consulting arrangement.

Contact your BDX account representative for more information about these options.

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[3] Available from Microsoft at http://msdn.microsoft.com/xml/

Data feed process

Initial setup and testing. Follow these steps to get your data feeds up and running:

1. Develop your XML data feed, using the requirements in the NHlist schema (XSD file) as described in this document.
2. Check your file for well-formedness and validity using the BDX XML Data Validation tool (http://xmlvalidation.thebdxlive.com/Default.aspx)
3. Email the validated test data file to your BDX representative (account manager).
4. BDX will load your test feed into its Test system for processing and review.
5. Once approved for display on the production site, a username and password will be issued for the Production FTP server.
6. A username and password for the Production FTP server will be provided the day the builders data pushes to production.

Ongoing feeds. Once testing is complete and a production account has been assigned, your system should be set up to routinely upload XML data files to the Production FTP server:

1. **Create a valid XML file.** Builder generates an XML data file from their data sources. (Your XML data file must checked to make sure it is well-formed and valid per the NHlist XSD.)
2. **Upload to BDX.** The XML file is uploaded to BDX's FTP server. Files should be uploaded prior to the daily cutoff time in order for them to be processed for display the following day.
3. **Error checking.** BDX's XML processing system parses the data file and checks it for syntax and business-logic validity. Invalid files are rejected, with notification sent to the builder's Error Reporting Address.
4. **BDX imports successful records.** BDX transfers the data in the XML file to the NewHomeSource databases.
5. **Data goes live.** Records successfully imported from the builder's XML file are then displayed on NewHomeSource.com and other NHS sites the following business day.

File-naming convention. The preferred filename syntax for your XML data files is:

*OrganizationName_CorporateBuilderNumber*_yyyymmdd.xml

where
    OrganizationName matches the value you specified in the <CorporateName> element.
    CorporateBuilderNumber matches the value you specified in the <CorporationBuilderNumber> element.
    yyyymmdd is the date the feed was produced or sent to BDX.

Update schedule. BDX processes a maximum of one file per day, Sunday-Friday. If there is a need to send a corrected file on the same day, please contact your account manager or designated technical contact to make sure this second file is uploaded correctly.

To obtain high-quality consumer leads, you should keep your sales data current, especially with regards to home availability and pricing. At a minimum, we recommend you send updated feeds at least once a week.

Error notification. BDX will generate error files in XML and TSV and deliver them to an address you specify. This address will be requested during testing. See Appendix B for a list of error messages.

Sending image and video files

Image formats and file extensions. To be processed for display, image files must be in one of the below formats and end in one of the following extensions:

Image file format	Allowed file extensions
GIF89a	.gif
PNG	.png
JPEG	.jpg *or* .jpeg
TIFF	.tif *or* .tiff
SVG	.svg
PDF	.pdf

Note, only single page PDF files are supported.

Video formats and file extensions. To be processed for display, video files must be in one of the below formats and end in one of the following extensions:

Allowed file extensions
.3gp .3g2 .mtv .roq .asf .au .avchd .avi .avs .bethsoftvid .bdav .cavsvideo .dv .dv25 .dv50 .dv100 .dxa .f4v .flic .flv .h261 .h263 .h264 .ipmovie .iv8 .lmlm4 .m4v .matroska .mjpeg .mlp .mm .mmf .mov .mp4 .m4a .mj2 .mpc .mpc8 .mpg .mpeg .mpegts .mpegtsraw .mpegvideo .mts .mt2s .mulaw .mvi .mxf .nuv .pva .rawvideo .rm .rpl .rtsp .smk .swf .tmv .vc1 .vc1test .w64 .wc3movie .wmv .wv

Hosted Video support. In addition to providing filenames or URL's to downloadable videos in the above video formats, BDX supports Youtube and Vimeo video URL references.

Video file format	Allowed Domains
Youtube	youtube.com, youtu.be
Vimeo	vimeo.com

Reference types. Images and videos may be transferred by one of three methods:

1. **URL: HTTP, HTTPS, or FTP.** If the image or video reference is a URL, BDX will automatically pull the image or video from referenced location. This is commonly known as HTTP-get or FTP-get.

   HTTP-get (URL beginning with http:// or https:// is the preferred method for image and video transfer.

   BDX schedules URL downloads to occur overnight during low-traffic periods, and attempts to download only new or changed files when possible.

   Note, Youtube and Vimeo videos will not be downloaded by BDX, and will instead be embedded and streamed on BDX websites.

2. **Filename: FTP-put.** If the image or video reference is for a (local) filename only, you must upload the image or video file immediately following the data file. Files should be sent "flattened," without folder structures (no relative paths).

For detailed information on image and video types and usage requirements, see the "Rich Media Standards" section later in this document.

Sending Interactive Media

Reference types. Interactive media may be sent using two methods:

1. **URL: HTTP, HTTPS.** Secure interactive media (beginning with "https://") will be embedded into the NewHomeSource platform media gallery using an IFrame. Unsecure content (beginning with "http://") will be shown as links.

2. **Embed Code.** This method is not supported by the NewHomeSource platform. Media provided using an embed code (HTML or otherwise) will only display on Architect Series products.

Providing Brochure, Promotion, Events, Green Program, and Agent Policy information

For these elements, you can provide the consumer further detailed information by using one of the following two methods:
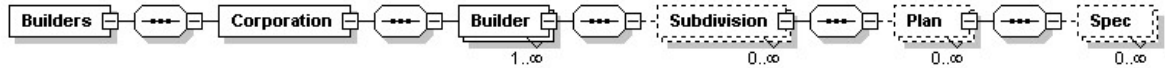
Web Location: A link to an online page or document

Filename: FTP-put: Filename of PDF document supplied to BDX via FTP

3. Schema overview

Element tree overview

Element hierarchy. In the NHlist schema, the most-common data objects are represented by a standard hierarchy:

(This is a reduced-structure diagram – it does not display all the elements in the schema.)

- **Builders** is the root element.

- **Corporation** is a parent or holding company (headquarters), beneath which all subsidiary builders are reported.

- **Builder** is a single builder or sales division. It may be repeated if the parent corporation lists homes under different divisions, e.g. by sales region or brand name.

- **Subdivision** is a "community" with homes offered for sale by a builder (division) at a particular location. Some subdivision elements may be shared among other builders, esp in master-planned communities. *Note: BuildOnYourLot (BOYL) offerings are defined as subdivisions; one is allowed per NHS market area.*

- **Plan** is a pre-construction, catalog representation of a floor plan, configured and priced at some base level for a particular Subdivision. Plan images and available options are defined here.

- **Spec** is a model, under-construction or fully completed home, which inherits features of its base Plan – but can also override them if necessary (esp. selling price, images). Specs may also include additional attributes such as a lot address and move-in date.

Plan-Spec hierarchy. *Important:* Note that Plans are defined beneath the Subdivision level (as child elements of a Subdivision) and that Specs are defined beneath the Plan level (as children of a Plan). Put another way:

1. *Plans are not global.* They must be defined within each active subdivision.
2. *Specs are not at the same level as plans.* This is contrary to many resale- and MLS-oriented listing products, but more accurately represents the homebuilding model. This allows Specs to inherit Plan data, and for Specs to be readily tied to their parent Plans (and vice-versa) for cross-selling opportunities.

Correct structure	Incorrect structure

…
`<subdivision>`
`    <plan> … </plan>`
`    <plan> … </plan>`
`</subdivision>`
`<subdivision>`
`    <plan> … </plan>`
`</subdivision>`
…
	…
	`<plan> … </plan>`
	`<plan> … </plan>`
	`<subdivision> … </subdivision>`
	`<subdivision> … </subdivision>`
	…

…
`<plan>`
`    <spec> … </spec>`
`    <spec> … </spec>`
`</plan>`
…
	…
	`<plan> … </plan>`
	`<spec> … </spec>`
	`<plan> … </plan>`
	`<spec> … </spec>`
	…

If your organization uses a different structure, you may have to perform a data transformation in order for your listings to match this hierarchy.

Special entities and data types

See important notes regarding entity case and special characters under "XML encoding requirements," above.

"Number" (ID) entities. (BuilderNumber, SubdivisionNumber, PlanNumber, SpecNumber.) These values should generally match ID's in your source database, but can be of any value as long as they are unique within the scope of their parent element.

Important: Once sent, these values must persist across each data feed – BDX billing and consumer availability notifications are based upon these keys. (Put another way: IDs of your organization's builders, subdivisions, plans, and specs should never be changed during their listing lifespan). Contact your BDX representative if these items have changed since the division was first listed.

"Count" elements. (SubsCount, PlanCount, SpecCount.) These optional elements are used for auditing incoming feeds to ensure the expected number of records is loaded – they should indicate the total number of child records of the relevant type to be expected.

Prices. Price is represented as a Decimal type with an optional fractional component of two digits:

Valid	Invalid
154990	$154,990
238000	238K
98400.00	USD$98.400.00

Boolean entities. For elements or attributes whose type is Boolean, set values to "1" for true and "0" for false. Other values (i.e. T/F, Y/N) are discouraged and may not be correctly interpreted. See note about null values below.

String entities. Generally speaking, the following rules apply to string types:

- ***Use natural written language whenever possible.*** Marketing names and descriptions should always be sent as mixed-case instances with proper spacing for multi-word values, e.g. <PlanName> should be sent as "Princeton", not "PRINCETON".
- ***Do not use abbreviations.*** Generally speaking, abbreviations are discouraged; e.g. send "The Lakes at Willow Grove," not "Lakes @ Willow Grv".
- ***Do not mix data types in name fields.*** Most fields are typed for terse display and should not be overridden with unnecessary data. For instance, Plan names should generally not include configuration data – e.g. send "The Beechwood" and set Plan Options instead of sending "The Beechwood 4.5 Bth Extra Garage" as a separate name. Community names should not include marketing information– e.g. send "Spicewood Springs" and not "Spicewood Springs--COMING SOON!".
- ***Do not include disclaimers in place of data.*** BDX products disclaim data for most purposes; if data is unknown or TBD, and its optional data, then do not include that data element at all. Strings such as "n/a", or "Contact sales office" should not be sent in.
- ***Do not include presentation markup in description fields.*** HTML entities, for instance, are not supported within descriptions -- send plain text only.

Geocoordinates. Also known as "geocodes," these are latitude and longitude coordinates important for dynamic mapping, distance-based searches, and automated routing. In NHlist, these must be expressed as decimal degrees with maximum 6-digit decimal precision.

- Latitude values should be of the form "30.336631", and
- Longitude values should be of the form "-97.676646". *Important:* Note that for all North American (Western Hemisphere) locations, *Longitude values are negative.*
- Degrees-minutes-seconds notation (e.g. 97° 40' 35.166" W) is not acceptable.
- If more than six decimals of precision are provided, values are rounded to the sixth decimal place

Use of data. BDX cannot guarantee that all schema elements will be supported by its current or future applications. Therefore, the NHlist schema describes a data model, and not necessarily an application model.

Some parts of the XML schema only apply to NewHomeSourceProfessional.com, Architect Series products, pertain exclusively to manufactured/modular homebuilders, or 3rd party sites (outside the BDX Network) . In these cases, the below tags are shown:

- **[NHSProOnly]**
- **[ArchitectSeriesOnly]**
- **[ManufacturedOnly]**
- **[NHS Smart Feed Distribution Only]**

For specific details on how your data will be displayed within the BDX network or Architect Series products, contact your BDX representative.

4. Schema detail

Builders element
Repeatable: No

This is the root element of an NHlist feed file.

Element	Notes
<**Builders** DateGenerated="" />	This is the root node of the feed; encloses all other elements. ***Required*** **DateGenerated** attribute: *dateTime (CCYY-MM-DDThh:mm:ss format).* ***Required*** Timestamp when feed file was created; should uniquely distinguish this feed from subsequent feeds. Local time is acceptable (e.g. 2001-04-01T12:42:37).
<**Corporation /**>	**See Corporation section below.** ***Required***

Corporation element
Repeatable: No

Contains items for reporting data to a single root-level entity ("corporation"), e.g. builder headquarters.

Corporation-Builder hierarchy. BDX requires a two-level hierarchy for listing and reporting. Your feed must contain a single <Corporation> node, and one <Builder> node for each division under which homes are to be listed.

Element	Notes
<**CorporateBuilderNumber**/>	*String, up to 30 chars.* A unique ID for the parent company; must not be duplicated within BuilderNumber values (see Builder, below). ***Required***
<**CorporateState** />	*String, 2 chars.* Abbreviation of state in which corporate (parent) is incorporated, or where headquarters is located. **Note,** Canadian two character province codes are also supported. ***Required***
<**CorporateName** />	*String, up to 40 chars.* Name of corporation. ***Required***
<**CorporateReportingEmail** SendToCorporateOnly=""/>	*String, up to 100 chars.* Email address to which *copies* of leads will be sent, for all lower-level builders, markets, and subdivisions. *Important:* Must not be the same email address as any lower-level recipient, to avoid conflict with the primary lead "owner" (recipient). *Optional* **SendToCorporateOnly** attribute *: Boolean* If true, leads will be delivered to this recipient only, with exceptions made for partner relationships. Default is to deliver leads to builder or community lead recipients including this corporate recipient. *Optional*
<**Builder /**>	*Repeatable; minimum 1 expected.* **See Builder section below. *Required***

Builder (Division) element
Repeatable: Yes

Builder subsidiaries (divisions) are defined using these elements.

* Manual-setup elements. Note that some entities below, marked with an asterisk (∗), are subject to one-time manual setup, QA and approval workflow. If values for these entities are changed in subsequent feeds, the NHS platform may not reflect the changes. Contact your BDX representative if these items have changed since the division was first listed.

Element	Notes

<Builder
    AgentCoop=""
    AgentPartnershipPact=""/>
	<Builder> is the parent element for all other elements in this section, below. ***Required***
	
	AgentCoop [NHSProOnly] attribute: Boolean. Set = 1 to inform real estate agents on New Home Source Professional that you generally compensate agents who deliver buyers and adhere to your policies and procedures. *Optional*
	
	AgentPartnershipPact [NHSProOnly] attribute: *Boolean.* Set = 1 to accept BDX's "Builder-Agent Partnership Pact" and display it to real estate agents on New Home Source Professional. *Optional.*

<BuilderNumber /> ∗	*String, up to 30 chars.* Unique ID among all builder's divisions. ***Required***

<BuilderType/> ∗	**[ManufacturedOnly]** *Enumerated string.* Used to indicate if a division contains exclusively manufactured/modular housing.
	
	Supported values:
	    - Production
	    - Manufactured
	Only required for manufactured home builders. If no value is provided, BDX will assume the division contains regular production communities.
	Optional (default value is Production)

<BrandName /> ∗	*String, up to 50 chars.* Marketing name or brand displayed to consumers ("Happy Hammer Homes"). Do not include suffixes such as "Corp.", "Corporation", "Inc.". ***Required***
<BrandLogo_Med ReferenceType="URL" /> ∗	*URL, up to 500 chars.* Medium logo image for brand. See Rich Media Standards for details. *Recommended* Note: URL must begin with "http://" or "https://" **ReferenceType** attribute: fixed, "URL" only. ***Attribute is Required if BrandLogo_Med element is present***

Element	Notes
<BrandLogo_Sm ReferenceType="URL" /> ∗	*URL, up to 500 chars.* Small logo image for brand. See Rich Media Standards for details. *Recommended* Note: URL must begin with "http://" or "https://" **ReferenceType** attribute: fixed, "URL" only. ***Attribute is Required if BrandLogo_Sm element is present***
<ReportingName /> ∗	*String, up to 75 chars.* Unique builder/division name used for reporting and billing, i.e. regional name ("Happy Hammer Homes – Northeast"). Not displayed to consumers. ***Required***
<DefaultLeadsEmail	*String, up to 100 chars.* Builder-level default address to which leads will be sent, if no other recipient is specified. ***Required***
<CopyLeadsEmail />	*String, up to 100 chars.* Email address to which leads should be copied to (cc). This is in addition to the builder default lead recipient. *Optional*
<BuilderWebsite />	*URL, up to 255 chars.* Link to builder/division homepage. *Optional* Note: URL must begin with "http://" or "https://"
<Subdivision Status="" />	*Repeatable for unique SubdivisionNumbers.* **See Subdivision section below.** *Optional*
<SubsCount />	*Integer.* Total number of Subdivision elements for this Builder. Used by BDX to verify successful import. *Optional*

Subdivision element
Repeatable: Yes

Subdivisions (builder-communities) are defined using this structure.

Build on Your Lot. This element can be set to market a "build on your lot" (BOYL) offering within a certain market area. If possible, plans should also be attached to suggest home styles and approximate pricing, but this is not required. Note that more than one BOYL community can appear in a market to identify different BOYL sales office within the same market. The BOYL community name can be changed to reflect the office location(s).

Subdivision Status. This optional attribute allows builders to indicate to consumers that their subdivision is in a particular marketing "status":

Active (or none)	Subdivision is open and sales office is handling home sales normally. *This is the default subdivision status.*
GrandOpening	Subdivision was just recently opened for full-time sales. Subdivision will be listed on NHS with a "Grand opening" tag. *Builder is expected to remove this status within 90 days (subdivision is considered Active by that time).*
Closeout	Subdivision is nearly complete, e.g. sales model or last few lots remain. Subdivision will be listed on NHS with a "Closeout" tag. *Once set, Closeout status should remain until subdivision is sold out (removed from feed).*
ComingSoon	Subdivision is in pre-sale state – it may be marketed without active home listings while sales office is being established, or plans are being prepared for later sale. *ComingSoon is a special case:* The estimated price range of homes to be sold is optional (allowed to be empty). If no plans are yet available, this range can be specified with the **PriceLow** and **PriceHigh** attributes. In addition, if plans and spec homes are provided under a ComingSoon community, home price is not required for display on NewHomeSource.

* Manual-setup elements. Note that some entities below, marked with an asterisk (∗), are subject to one-time manual setup, QA and approval workflow. If values for these entities are changed in subsequent feeds, the NHS platform may not reflect the changes. Contact your BDX representative if these items have changed since the community was first listed.

Element	Notes
<**Subdivision** Status="" ShareWithRealtors="" PriceLow="" PriceHigh="" SqftLow="" SqftHigh="" AgentCoop="" AgentPartnershipPact="" />	<Subdivision> is the parent element for all other elements in this section, below. *Optional* **Status** attribute: *String.* Indicates current "marketing status" of the subdivision (see note above). Supported values: - Active (default) - ComingSoon - GrandOpening - Closeout *Optional* **ShareWithRealtors** attribute: *Boolean.* Set =1 to indicate that the subdivision is available to real-estate agents. Not used. *Optional* This attribute has been deprecated and will no longer be displayed if provided. **PriceLow**, **PriceHigh** attributes: *Decimal. Recommended for ComingSoon (see note above).* Price range for homes in this subdivision (if plans exist with pricing, these values will be overridden). Both PriceLow and PriceHigh should be submitted together. **SqftLow**, **SqftHigh** attributes: *Integer.* Size range for homes in this subdivision (if plans exist, these values will be overridden). *Optional* **AgentCoop [NHSProOnly]** attribute: Boolean. Set = 1 to inform real estate agents on New Home Source Professional that you generally compensate agents who deliver buyers and adhere to your policies and procedures. *Optional* **AgentPartnershipPact [NHSProOnly]** attribute: *Boolean.* Set = 1 to accept BDX's "Builder-Agent Partnership Pact" and display it to real estate agents on New Home Source Professional. *Optional.*
<**SubdivisionNumber** /> *	*String, up to 30 chars.* Unique ID among all of this builder's subdivisions. ***Required***
<**SubdivisionName** /> *	*String, up to 60 chars.* Marketing name for this subdivision. e.g. "The Arbors at Sparkle Creek". (Note: May be overridden by BDX community definitions.) ***Required***

Element	Notes
\<MarketingChannel />	*Enumerated string, repeatable.* Indicates on which channels the community should be displayed. Supported values: - NewHomeSource **Important:** Affects billing for your organization; consult your account representative before using this element.
\<UseDefaultLeadsEmail/>	*Boolean.* Setting to 1 (true) means the sales leads will go to the Builder (Default) recipient. Additional lead recipients can be defined using \<SubLeadsEmail>. Setting to false requires specifying the subdivision lead recipient. *Optional*
\<SubLeadsEmail />	*String, up to 50 chars. Repeatable (maximum of 2).* Email address (e.g. local sales agent) to which leads for this community should be sent. If not specified, leads will go to builder default. *Optional*
\<BuildOnYourLot /> *	*Boolean.* Special use: Set =1 only if this "subdivision" represents a BuildOnYourLot (BOYL) sales offering in a certain market area (derived by ZIP code). BOYL is typically not located within any specific development community. *Optional*
\<CommunityStyle />	*Enumerated string; element can be repeated for multiple unique values.* Searchable community "lifestyle" attributes. Supported values include: - Adult - AgeRestricted - CondoOnly - Gated - Green - MasterPlanned - Townhomes - Urban *Optional*
\<SalesOffice>	*Parent element.* Note: Address information (esp. State, ZIP) must be valid, or the Subdivision listing may not be activated. ***Required***

Element	Notes
<Agent AgentEmail="" /> AgentPhone="" /> AgentPhoneExt="" /> AgentPhotoFilename="" /> AgentPhotoURL="" />	*String, up to 50 chars.* Sales office agent. *"*Firstname Lastname*"* format; no titles (Mr Ms). Up to three can be sent for display on BDX Sites, and up to ten on Architect Series sites. . *Optional* **AgentEmail [ArchitectSeriesOnly]**attribute: *String, up to 50 chars.* Email address of sales agent,.*Optional* **AgentPhone [ArchitectSeriesOnly]** attribute: *Format: "xxx-xxx-xxxx".* 10 digit phone number of sales agent,.*Optional* **AgentPhoneExt [ArchitectSeriesOnly]** Up to 5 characters, e.g. "1011" – do not include "Ext.:" or "x" prefix. *Optional* **AgentPhotoFilename [ArchitectSeriesOnly]** *String, up to 255 chars.* Filename of Agent photo. *Optional* **AgentPhotoURL [ArchitectSeriesOnly]** *String, up to 255 chars.* URL of Agent photo. *Optional* Note: AgentPhotoFilename will be used in place of AgentPhotoURL if both are provided.
<Address OutOfCommunity="" />	Sales office (model) address. 1. Should be a physical, not a mailing, address. 2. Should be located inside community. ***Required*** **OutOfCommunity** attribute: If sales office is outside of community, set =1 and populate SubAddress, below (affects geolocation maps and routing). ***Required***
<**Street1** />	*String, up to 100 chars.* Should be in blocknumber-streetname-street type format, e.g. "12490 Richland Hills Trail" ***Required***
<**Street2** />	*String, up to 100 chars. Optional*
<**County** />	*String, up to 20 chars. Optional* Note: Not used at this time.
<**City** />	*String, up to 40 chars.* Note: City name may be overridden by BDX market definitions (based on ZIP). ***Required***
<**State** />	*String, 2 chars.* Use 2-digit USPS abbreviations only. Note: State may be overridden by BDX (based on ZIP). Note, two character Canadian province codes are also supported. ***Required***

Element	Notes
<ZIP />	*String, up to 10 chars.* 5- or 9-digit US postal code (only first 5 digits will be used), or 6 character/digit Canadian postal code (A1A 1A1 format) ***Required***

<Country />	*Enumerated string;* Supported values include:
	   - USA
	   - CAN
	Optional

<Geocode>
   <Latitude />
   <Longitude />
</Geocode>
	Decimal.
	Used to assist automated routing. Geolocation coordinates of the sales office, in decimal degrees, e.g. *Recommended*
	<Latitude>30.336631</Latitude> ***Required***
	<Longitude>-97.676646</Longitude>
	Required
	Note that all northern hemisphere latitudes are positive, and western hemisphere longitudes are negative. Values are rounded to the sixth decimal place.

<ServiceAreaRadius */>*	**[ManufacturedOnly]** Integer. This value defines the number of miles from the sales center that a manufacturer builder services. *Optional*
</Address>	

<Phone>
   <AreaCode />
   <Prefix />
   <Suffix />
   <Extension />
</Phone>
	One sales office phone may be displayed per office. *Optional*
	AreaCode:
	String, 3 digits. ***Required if Phone element is present***
	Prefix:
	String, 3 digits. ***Required if Phone element is present***
	Suffix:
	String, 4 digits. ***Required if Phone element is present***
	Extension: Up to 7 characters, e.g. "1011" – do not include "Ext.:" or "x" prefix.

<Fax>
   <F_AreaCode />
   <F_Prefix />
   <F_Suffix />
</Fax>
	Sales office fax. *Optional*
	The Fax element is being deprecated and will no longer be displayed if provided.

<Email />	*String, up to 50 chars.* One sales office email address may be sent per office, for consumer display & communication purposes – value of this element is not used by BDX for distributing leads. *Optional*

Element	Notes
\<Hours />	*String, up to 100 chars.* Hours sales office is open. BDX preferred style: (a) include all days of week starting with Monday (indicate closed days, if any); (b) use abbreviations without periods. e.g.: "Mon-Fri 9am-6pm; Sat 9am-12pm; Closed Sun" *Optional*
\</SalesOffice>	
\<SubAddress />	Alternate address used for subdivision's geolocation, if sales office is located outside the area where the home is to be built. (Ignored if OutOfCommunity<>1.) *Optional*
\<SubStreet1 />	*String, up to 100 chars.* Should be in blocknumber-streetname-street type format, e.g. "12490 Richland Hills Trail". Should be a physical, not mailing, address. *Optional*
\<SubStreet2 />	*String, up to 100 chars. Optional*
\<SubCounty />	*String, up to 20 chars.* Not used at this time. *Optional*
\<SubCity />	*String, up to 40 chars.* Note: City name may be overridden by BDX market definitions (based on ZIP). ***Required***
\<SubState />	*String, 2 chars.* Use 2-digit USPS abbreviations only. Note: State may be overridden by BDX (based on ZIP). Note, two character Canadian province codes are also supported. ***Required***
\<SubZIP />	*String, up to 10 chars.* 5- or 9-digit US postal code (only first 5 digits will be used), or 6 character//digit Canadian postal code (A1A 1A1 format) ***Required***
\<SubCountry />	*Enumerated string;* Supported values include: - USA - CAN *Optional*

\<SubGeocode>
   \<SubLatitude />
   \<SubLongitude />
\</SubGeocode>
	Decimal.
	Used for automated routing. Geolocation coordinates of the subdivision (esp. main entrance), in decimal degrees, e.g. *Optional*
	\<SubLatitude>30.336631\</Latitude>
	Required if SubGeoCode element is present
	\<SubLongitude>-97.676646\</Longitude>
	Required if SubGeoCode element is present
	Note that all northern hemisphere latitudes are positive, and western hemisphere longitudes are negative. Values are rounded to the sixth decimal place.

\</SubAddress>	
\<DrivingDirections />	*String, up to 2000 chars.* Directions to this subdivision or sales office. *Optional*

Element	Notes
<**Schools**> <**DistrictName** LEAID="" /> <**Elementary** NCESID="" /> <**Middle** NCESID="" /> <**High** NCESID="" /> </Schools>	*Four strings, each up to 40 chars. Optional* School district and public schools serving the community. *Optional* <DistrictName> *Required* LEAID: *7-character string. Optional* NCESID: *12-character string. Optional* <Elementary>, <Middle>, <High> *may be repeated* if multiple schools serve the community. For multiple districts, repeat the <Schools> element. Note District and School names must match the official name BDX has on record for guaranteed dispay on NewHomeSource sites.
<**SubAmenity** Type="" */*>	*Boolean. Repeatable for unique Type attribute values. Value of element is 1 or 0.* Physical features available within this community. *Optional* **Type** attribute: Supported values: - Baseball - Basketball - Beach - Clubhouse - CommunityCenter - GolfCourse - Greenbelt - Lake - Marina - Park - Playground - Pond - Pool - Soccer - Tennis - Trails - Views - Volleyball - WaterfrontLots ***Attribute is Required if SubAmenity element is present***
<**Service** Type=""	*Repeatable for unique Type attribute values.* A standard service within this community; should generally be "included" or required with homeownership – do not include services which are optional. *Optional* **Type** attribute: Supported values: - HOA *[homeowners' association]* - GroundsCare - Security - Maintenance - MedicalCare - Shopping ***Attribute is Required if Service element is present***

Element	Notes
<ServiceName />	*String, up to 50 chars.* Name of the service, e.g. "Sparkle Hills Neighborhood Association". *Note: Services which do not specify a ServiceName may not be displayed.
<MonthlyFee />	*Decimal.* Cost of the service if contracted per month. Optional
<YearlyFee /> </Service>	*Decimal.* Cost of the service if contracted per year. Optional

<Utility
    Type="" >
	Repeatable for unique Type attribute values.
	A local utility (usu. serving many subdivisions) which supplies a universal home service. *Optional*
	
	Type attribute supported values:
	    - Electric
	    - Gas
	    - Telephone
	    - WaterWastewater
	    Attribute is Required if Utility element is present

<UtilityName />	*String, up to 50 chars.* Name of the utility, e.g. "West Atlantic Electric and Gas". ***Required***

<UtilityPhone>
        <Util_AreaCode />
        <Util_Prefix />
        <Util_Suffix />
        <Util_Extension />
    </UtilityPhone>
</Utility>
	See <Phone />.

<SubMarketingHeadline />	**[ArchitectSeriesOnly]** *String, up to 100 chars.* Short promotional description for this subdivision. *Optional.*
<SubDescription />	*String, up to 2000 chars.* Setup: Description of this subdivision. *Recommended* Note: HTML markup is not supported within this element.

Element	Notes

<**SubImage**
    Type=""
    SequencePosition=""
    Title=""
    Caption=""
    ReferenceType=""
    IsPreferredSubImage />
	Repeatable.
	Subdivision image/photograph. Value of element is a URL or filename, up to 500 chars. *Recommended*
	
	Type attribute: *Enumerated string.* Esp. used to specify "special" image types; see Rich Media Standards for details. Supported values:
	- Standard *(e.g. photographs, aerial views, amenity sketches, etc.; default type if not sent)*
	- DrivingDirectionsMap *(special: image should override system default map; max 1 allowed)*
	- SubdivisionBanner **[ArchitectSeriesOnly]** *(special: "banner" image should be used atop community detail information; max 1 allowed. 300 pixels x 400 pixels).*
	- LotMap *(1 or more subdivision lot map images allowed)*
	
	SequencePosition attribute: ***Required***
	
	Title *String, up to 100 chars. Recommended*
	
	Caption *String, up to 255 chars.* Description of image. *Recommended*
	
	ReferenceType attribute: ***Required***
	
	IsPreferredSubImage *Boolean.* Set =1 to designate the image as the preferred display image for the entire community. Note: Only *Standard* SubImages, Elevation and Interior images can be set as *preferred.* Only one image per community may be set as preferred. *Optional*
	
	See <PlanImages>, below, for other attribute definitions.

Element	Notes
<SubVideoFile SequencePosition="" Title="" ReferenceType="" />	*Repeatable up to 10:* Can be a URL or filename of a downloadable video file with a supported file extension (see Section 2: Datafeeds - Sending image and video files), or a URL to an embeddable **YouTube** or **Vimeo** video. Downloadable videos will be hosted on BDX servers for viewing on the website. Up to 255 chars. *Recommended* Note: URL must begin with "http://" or "https://" **SequencePosition:** *Integer.* Indicates order in which multiple videos should be displayed or viewed {1,2,..}. Value should be unique within each set of videos. ***Attribute Required if SubVideoFile element is present*** **Title:** *String, up to 50 chars.* Title of the video. *Recommended* **ReferenceType:** *String.* Indicates whether element's value is a URL (for FTP/HTTP-get) or filename only (for FTP-put). Acceptable values: - URL - Filename ***Attribute Required if SubVideoFile element is present***
<SubVideoTour SequencePosition="" Title="" />	*Repeatable.* URL to an external page or web location where a video related to your community may be downloaded, streamed, or viewed. Value of element is a URL, up to 255 chars. *Optional* Note: URL must begin with "http://" or https:// **SequencePosition:** *Integer.* Indicates order in which multiple links should be displayed {1,2,..}. ***Attribute Required if SubVideoTour element is present*** **Title:** *String, up to 50 chars.* Display text for the link, e.g. "Tour our community activity center". (If none is sent, a default value may be displayed.) *Recommended* *Note:* It is recommended that you submit video files via the "<SubVideoFile>" element, as video will then receive priority placement on our sites and will be immediately playable on-site by the web user

Element	Notes

<**SubInteractiveMedia**
    Type=""
    Title=""
    IsFlash=""
    DisplayOn/>
	Repeatable (unlimited). Interactive media that is linked to or embedded on a page. Optional.
	
	Type attribute: Supported values:
	    - CommunityFeatures
	    - Cutaway
	    - ExteriorChanger
	    - InteractiveSitePlan
	    - RoomChanger
	Attribute is Required if SubInteractiveMedia element is present
	
	Note: CommunityFeatures type is displayed on **[ArchitectSeriesOnly]**.
	
	Title: *String, up to 100 chars.*
	Title of interactive media. *Optional.*
	
	IsFlash: *Boolean.*
	Set =1 if the interactive media uses Flash.
	Note: Flash is supported on **[ArchitectSeriesOnly]**
	Optional (Defaults to No if not set)
	
	DisplayOn attribute*: Enumerated string.*
	Used to specify if interactive media should be displayed on NewHomeSource, Architect Series products, or both.
	Supported values:
	    - NewHomeSource
	    - ArchitectSeries
	    - All
	Optional (defaults to All if not set)

<**WebsiteURL** />	*URL, up to 255 chars.* A link to an online page containing interactive media. *Note: URL must begin with "http://" or "https://"* *Secure interactive media (beginning with "https://") will be embedded into the NewHomeSource media gallery.* *Unsecure content (beginning with "http://") will be shown as links.* *Optional.*
<**EmbedCode** />	*String.* Code (HTML or otherwise) to embed interactive media. Requires height/width attribute. Supported on **[ArchitectSeriesOnly]** *Optional*
</SubInteractiveMedia>	

Element	Notes
<**SubWebsite** />	*URL, up to 2000 chars.* Link to local sales info. *Optional* Note: URL must begin with "http://" or https://

<**AccreditationSeal**
    SequencePosition=""
    Title=""
    Caption=""
    ReferenceType=""
    AccreditationWebsite="" />
	Repeatable: Awards or accreditation applicable to this community. Element value contains image reference; attributes specify descriptions (see Example following this section).
	Value of element is a URL or filename, up to 500 chars. *Optional*
	Note: URL must begin with "http://" or https://
	
	Attributes:
	
	SequencePosition: *Integer.*
	Indicates order in which multiple images should be displayed {1,2,..}. Value should be unique within each set of images. ***Attribute Required if AccreditationSeal element is present***
	
	Title: *String, up to 100 chars.*
	Text to display above image, e.g. "Energy Star", "Northwest Builders Award". *Optional*
	
	Caption: *String, up to 255 chars.*
	Text to display below image. *Optional*
	
	ReferenceType: *String.* Indicates whether element's value is a URL (for FTP/HTTP-get) or filename only (for FTP-put). Acceptable values:
	- URL
	- Filename
	Attribute Required if AccreditationSeal element is present
	
	AccreditationWebsite: *String, up to 255 chars. Optional*

<**EnvisionDesignCenter** />	*URL, up to 255 chars.* Link to Envision Design Center[4] website for this subdivision. *Optional* Note: URL must begin with "http://" or https://
<**Taxes**> <**TotalTaxRate**/> </**Taxes**>	*Not repeatable. Optional.* Tax information for this subdivision Only displays on NewHomeSourceProfessional.com TotalTaxRate decimal. Total tax rate per $100 valuation. Includes all taxing entities such as school district tax, county and city tax. *Optional*

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[4] For more information about Envision, visit http://www.newhometechnologies.com.

Element	Notes

<**AgentCommission**
    RateType=""
    CommissionBasis=""
    PayoutTiming=""
    AdditionalCommissionComments="" />
	[NHSProOnly] *Decimal.*
	Agent commission percentage or flat amount. e.g. 3% should be input as "3.0", and $10,500 should be input as "10500.0" This is your standard commission paid to an agent.
	
	RateType: *String.* Indicates whether commission value is a percentage or flat rate. If no type is specified, BDX will assume commission is a percentage. *Optional.* Acceptable values:
	   - Percent
	   - Flat
	
	CommissionBasis: *String.* Indicates what the agent commission will be based upon. *Optional.* Acceptable values:
	   - BasePrice
	   - BasePriceWithLot
	   - BasePriceWithOptions
	   - BasePriceWithLotWithOptions
	
	PayoutTiming: *String.* Indicates when agent commission will be paid out. *Optional.* Acceptable values:
	   - Phased
	   - Agreement
	   - Closing
	   - Slab
	
	AdditionalCommissionComments: *String, up to 100 chars.* Specify any additional commission related information. This is a free text field to convey any additional agent compensation information to users on New Home Source Professional. *Optional*

<**MLSName**>	**[NHS Smart Feed Distribution Only]** *String, up to 255 chars.* Name of the Multiple Listings Service currently used by this Subdivision. MLSName must match exactly with MLS Names listed in the following BDX MLS Guide document: https://www.thebdxlive.com/ExtranetResources/helpxml/helpdocs/BDX_MLS_Name_Guide.pdf Optional

Element	Notes
<**Promotion**>	*Repeatable.* Current promotion (up to 3 per PromoType) offered on homes in this subdivision. Used especially for time-sensitive promotions; promptly remove from feed when promotion expires. *Either PromoURL or PromoFilename can be provided. Optional*
<**PromoType** />	*String.* Indicates whether promotion is directed towards a consumer or real estate agent. If no type is provided, BDX will assume promotion is Consumer. *Optional.* Accepted values: - Consumer - Agent **[NHSProOnly]** - NonListing **[ArchitectSeriesOnly]**
<**PromoHeadline** />	*String, up to 100 chars.* Short headline for the promotion, e.g. "Free porch extension and patio furniture" ***Attribute is Required if Promotion element is present***
<**PromoDescription** />	*String, up to 250 chars.* Extended description for the promotion. Text should include promo expiry date, if any, e.g. " … now through June 30th." ***Attribute is Required if Promotion element is present***
<**StartDate** />	Day (ccyy-mm-dd format). Used to specify the start date of a promotion. *Optional* Note: If no start date is provided BDX will assume promotion has already started.
<**EndDate** />	Day (ccyy-mm-dd format). Used to specify the end date of a promotion. *Optional* Note: If no end date is provided BDX will assume promotion is ongoing.
<**PromoURL /**>	*URL, up to 255 chars.* A link to an online page or document containing further promotional detail *Optional* Note: URL must begin with "http://" or "https://"
<**PromoFilename** />	Filename, up to 255 chars. A PDF document containing further promotional detail. *Optional* Note: File type must be PDF
</Promotion>	
<**Event**>	**[NHSProOnly]** *Repeatable.* Current event (up to 3 per EventType) offered on homes in this subdivision. Used especially for time-sensitive events; promptly remove from feed when event expires. *Optional*

Element	Notes
<**EventType** />	*String.* Indicates whether event is directed towards a consumer or real estate agent. If no type is provided, BDX will assume event is consumer. *Optional.* Accepted values: - Consumer - Agent Note: Agent events will only display on NewHomeSourceProfessional.com
<**EventHeadline** />	*String, up to 50 chars.* Short headline for the event, e.g. "Grand Opening" ***Required if Event element is present***
<**EventDescription** />	*String, up to 250 chars.* Extended description for the event. Text should include event detail, e.g. "Grand Opening Realtor Event at our newest community - Estates" ***Required if Event element is present***
<**Location** />	*String, up to 100 chars.* Location of event. e.g. "Leasing office" *Optional*
<**StartDate** />	Day (ccyy-mm-dd format). Used to specify the date of the event. ***Required if Event element is present***
<**StartTime** />	Time (hh:mm:ss format). Used to specify the start time of the event. Time is based on a 24-hour time period, so hours should be represented as 00 through 24. ***Required if Event element is present***
<**EndTime** />	Time (hh:mm:ss format). Used to specify the end time of the event. Time is based on a 24-hour time period, so hours should be represented as 00 through 24. **Required if Event element is present**
<**EventURL /**>	*URL, up to 255 chars.* *A link to an online page or document containing further event detail.* *Optional* *Note: URL must begin with "http://"* or https://
<**EventFilename** />	Filename, up to 255 chars. A PDF document containing further event detail. Optional Note: File type must be PDF
</Event>	

Element	Notes

<**Green**
    Title=""
    ReferenceType="" />
	Not repeatable. Optional.
	Green program applicable to this community. Element value is either a web location or PDF filename containing further green program detail, *max 255 chars.* Optional
	Note: If URL, must begin with "http://" or https://
	
	Attributes:
	
	Title: *String, up to 50 chars.*
	Text to display as program link, e.g. "Energy Star," ***Required if Green element is present***
	
	ReferenceType: *String.* Indicates whether element's value is a URL or PDF filename. Acceptable values:
	    - URL
	    - Filename
	 Attribute Required if Green element is present

Element	Notes

<**OpenAmenity**
  Type=""
  CustomType=""
  SequencePosition=""
  AmenityWebsite="" />
	String, max 250 chars. Repeatable.
	"Bullet point" marketing description of a subdivision amenity, e.g. "Hiking trail with famous Red Maple stands", "Crosswoods Mall (5 miles)", etc. *Optional*
	Note: Unlike <SubAmenity>, an <OpenAmenity> allows for a description and website link, but is not searchable.
	
	Type: *Enumerated string.*
	Standard classification for this open amenity; amenities will be grouped by type. Supported values:
	- CommunityServices
	- Custom **[ArchitectSeriesOnly]**
	- Education
	- HealthAndFitness
	- LocalAreaAmenities
	- SocialActivities
	***Attribute is Required if OpenAmenity element is present**
	
	CustomType [ArchitectSeriesOnly]: *String, up to 50 chars.* Custom open amenity category referenced when CustomType attribute is set to "Custom", e.g. "Restaurants",
	
	SequencePosition: *Integer.*
	Indicates order in which multiple open amenities should be displayed {1,2,..}. Value should be unique within set of open amenities of the same Type. ***Attribute is Required if OpenAmenity element is present***
	
	AmenityWebsite: *URL, up to 255 chars.*
	URL link to website containing more information about this open amenity. *Optional*

Element	Notes
<Testimonial 　SequencePosition="" 　Attribution="" />	*String, max 500 chars. Repeatable, max 3 occurrences.* Customer comments, quotation, etc. *Note:* Whenever possible, testimonial string should begin and end with quotation character (") to indicate this is a third-person statement. *Optional* **SequencePosition:** *Integer.* Indicates order in which multiple testimonials should be displayed {1,2,3}. ***Attribute is Required if Testimonial element is present*** **Attribution:** *String, up to 100 characters.* Name of source of quotation, e.g. "Mrs. Jane Hrycun". *Optional* ***Important:** By submitting testimonial content, builder affirms that it has obtained publishing consent (clearance) from the source. Do not publish testimonials for which consent is unknown.*

Element	Notes
\<SubBrochure IncludeWithHomeBrochure =""/\>	\<SubBrochure\> is the parent element for sending brochures. *Recommended* **IncludeWithHomeBrochure**: Boolean. Special use: Set =1 if the brochures need to be sent to customer when customer requests information about any plan or spec home in this community. *Optional* (Defaults to No if not set)
\<Brochure SequencePosition="" Title="" ReferenceType="" /\>	*Repeatable up to 3 times if PDF is provided: Element value contains brochure reference. Value of element is a PDF or web location, up to 255 chars.* PDF files can be provided as either a URL or filename. ***Required if SubBrochure element is present*** Note: URLs must begin with "http://" or "https://" **SequencePosition:** *Integer.* Indicates order of concatenation when multiple PDFs are provided {1,2,..}. Value should be unique within each set of brochures. ***Attribute is Required if Brochure element is present*** **Title:** *String, up to 100 chars.* Name of the brochure. *Optional* **ReferenceType:** *String.* Indicates whether element's value is a URL or filename only (for PDF FTP-put). Acceptable values: - URL - Filename ***Attribute is Required if Brochure element is present***
\<ApptScheduler\> **\<SchedulerURL /\>** \<ApptScheduler /\>	*URL, up to 2000 chars.* Link to a webpage allowing consumers to schedule an appointment directly with the builders scheduling system/tool for a community. *Optional*

Element	Notes

<AgentPolicy
    Title=""
    ReferenceType="" />
	[NHSProOnly] *Not repeatable. Optional.*
	Real estate agent policy applicable to this community. This typically outlines the procedures designed to enable the agent and you to work in partnership under common guidelines throughout all phases of the purchasing process.
	Element value is either a web location or PDF filename containing agent policy detail, *max 255 chars.* Optional
	Note: If URL, must begin with "http://" or https://
	
	Attributes:
	
	Title: *String, up to 100 chars.*
	Text to display as program link, e.g. "Agent Policy and Requirements," ***Required if***
	
	AgentPolicy element is present
	ReferenceType: *String.* Indicates whether element's value is a URL or PDF filename. Acceptable values:
	   - URL
	   - Filename
	Attribute Required if AgentPolicy element is present

<BuyerRegistrationForm
    Title=""
ReferenceType="" />
	[NHSProOnly] *Not repeatable. Optional.*
	Real estate agent buyer registration form applicable to this community.
	Element value is either a web location or PDF filename containing buyer registration details, max *255 chars.* Optional
	Note: If URL, must begin with "http://" or https://
	
	Attributes:
	
	Title: *String, up to 50 chars.*
	Text to display as form link, e.g. "Buyer Registration and Guidelines," ***Required if*** **BuyerRegistrationForm** *element is present*
	
	ReferenceType: *String.* Indicates whether element's value is a URL or PDF filename. Acceptable values:
	   - URL
	   - Filename
	Attribute Required if **BuyerRegistrationForm** *element is present*

<Plan Type="" />	*Repeatable for unique PlanNumbers.* **See Plan section below.**
<PlanCount />	*Integer.* Total number of Plan elements in this Subdivision. Used by BDX to verify successful import. *Optional*

Plan element
Repeatable: Yes

Element	Notes
\<Plan Type="" />	\<Plan> is the parent element for all other elements in this section, below. *Optional* **Type** attribute: *String, up to 40 chars.* Searchable indicator to differentiate SF and MF homes. Supported values: - SingleFamily (default): single-family residential home. - MultiFamily: condo/townhome plan. ***Attribute is Required if Plan element is present***
\<PlanNumber />	*String, up to 30 chars.* Unique ID among plans for this subdivision. ***Required***
\<PlanName />	*String, up to 50 chars.* Marketing name for plan, to be displayed to consumers. ***Required***
\<PlanNotAvailable />	*Boolean.* Special use: Set =1 if this Plan should not be displayed to consumers as an available listing; only its Specs are to be displayed as available. Useful inside any communities where all homes (esp. multi-family condos) are sold as spec only. *Optional*

\<HotHome
    Title=""
    Description="" />
	Boolean
	Set =1 to designate that this plan should be marked as a "Hot Home". A total of two homes per community may be identified as a "Hot Home" (any of the following combinations: 2 Plans or 2 Specs or 1 Plan and 1 Spec). *Optional*
	
	Title attribute:
	String, up to 100 chars.
	Short headline for the Hot Home, e.g. "Free upgrades on this plan through December"
	Attribute is Required if HotHome element is present
	
	Description attribute:
	String, up to 255 chars.
	Extended description for the Hot Home, e.g. "Receive free upgrades on this award-winning open-floor plan throughout the month of December."
	Optional

Element	Notes

<PlanTypeName />	*String, up to 40 chars.*
	Used to display a marketing term for home's style to consumers. Supported values:
	    - Cape Cod
	    - Carriage House
	    - Condominium
	    - Duplex
	    - Garden Home
	    - Multiplex
	    - Ranch
	    - Single Family
	    - Tiny Home
	    - Townhome
	    - Townhouse
	Optional

<BasePrice ExcludesLand="" **/>**	*Decimal (currency).* Base price for the plan in this subdivision. ***Required.*** *Values must be between 40000 and 20000000 (10000 minimum if BuilderType is Manufactured).* *Note, this element is optional for Architect Series products.* **ExcludesLand:** *Boolean.* Special use: Set =1 only if this price excludes the price of the land. *Optional*
<BaseSqft />	*Integer.* Base finished-square-footage for this plan in this subdivision.
<Stories />	*Decimal.* Number of finished, above-ground stories only (e.g. do not include Basement). *Optional*
<Baths />	*Integer.* Number of full or ¾ bathrooms only. Note that half-baths are counted separately, below. ***Required***
<HalfBaths />	*Integer.* Number of ½ (or ¼) bathrooms, e.g. a toilet/sink with no shower/tub facility. *Optional*
<Bedrooms MasterBedLocation="" />	*Integer.* Total number of bedrooms. ***Required*** **MasterBedLocation** attribute: Optional Set as "Down" if master is downstairs (ground floor), "Up" otherwise. If home is a studio, set <Bedrooms> to "0" and **<Plan** Type> to "MultiFamily".

Element	Notes
<**Garage** Entry="" />	*Decimal.* Number of automobiles able to fit into garage. Half garages such as 1.5 are supported. All other fractions, such as .25 and .75, will be rounded to .5 ***Required*** **Entry** attribute: (Used for Move.com export; not currently used by NHS.) Values supported: - Front - Side - Rear *Optional*
<**LivingArea** Type="" />	*Boolean. Repeatable for unique Type attribute* *values.* Set =1 if base plan includes one or more of these features (at least one room of that type). *Optional* **Type** attribute: Values supported: - BonusRoom - DiningRoom - FamilyRoom - GameRoom - GuestRoom - LivingRoom - Loft - MediaRoom - Office - Study - SunRoom ***Attribute is Required if LivingArea element*** ***is present***
<**Basement** />	*Boolean.* Set =1 if base plan always includes a basement. *Optional*

Element	Notes
<**PlanAmenity** Type="" />	*Boolean. Repeatable for unique Type attribute values.* Standard design and construction features of this plan. Do not include optional features. *Optional* **Type** attribute values supported: - BayWindows - BreakfastArea - CoveredFrontPorch - CoveredPatio - Fireplaces - FlexSpace - GreenConstruction - MudRoom - Playroom - RVGarage - VaultedCeilings - WalkInClosets - WraparoundPorch **[ManufacturedOnly]** ***Attribute is Required if PlanAmenity element is present***

<**PlanOpenAmenity**
    SequencePosition=""
    AmenityWebsite="" />
	[ArchitectSeriesOnly]
	String, up to 250 chars. Repeatable.
	"Bullet point" marketing description of a home amenity, e.g. "Granite kitchen countertops", "Hardwood flooring", etc. *Optional*
	
	SequencePosition: *Integer.*
	Indicates order in which multiple open amenities should be displayed {1,2,..}.
	Attribute is Required if* PlanOpenAmenity *element is present
	
	AmenityWebsite: *URL, up to 255 chars.*
	URL link to website containing more information about this open amenity. *Optional*

<**MarketingHeadline** />	*String, up to 100 chars.* Short promotional description for this plan, e.g. "Luxury amenities and central media room", "2003 Home Design of the Year", etc. *Optional*
<**Description** />	*String, up to 2000 chars.* Long text description of this plan's key features and overall strengths. *Recommended* Note: HTML markup is not supported within this element.

Element	Notes

<**Option**
    Type="">
	Repeatable. An additive floor-plan option (see Example following this section). *Optional*
	
	Type attribute: Supported values:
	  - Basement
	  - Bath
	  - Bedroom
	  - Garage
	  - LivingArea
	Attribute is Required if Option element is present

<**OptionName** />	*String, up to 100 chars.* Display name for option, e.g. "Owner's Retreat" *Optional*
<**OptionPrice** />	*Decimal.* Added cost for option. Set =0 if no-cost option. ***Attribute is Required if Option element is present***
<**OptionSqft** />	*Integer.* Finished square footage added by option. (Note: Ignored for Garage and Basement, as these are typically unfinished rooms.) *Optional*
</Option>	
<**PlanImages**>	At least one Elevation and FloorPlanImage should be sent for each plan. *Recommended*

Element	Notes
<**ElevationImage** SequencePosition="" Title="" Caption="" ReferenceType="" IsPreferredSubImage /> <**FloorPlanImage** SequencePosition="" Title="" Caption="" ReferenceType=""/> <**InteriorImage** SequencePosition="" Title="" Caption="" ReferenceType="" IsPreferredSubImage />	*Repeatable: Element value contains image reference.* Value of element is a URL or filename, up to 500 chars. *Optional* Attributes: **SequencePosition:** *Integer.* Indicates order in which multiple images should be displayed {1,2,..}. Value should be unique within each set of images. ***Attribute is Required if element is present*** **Title:** *String, up to 100 chars.* Text to display with image, e.g. "Elevation A", "First Floor". *Optional* **Caption:** *String, up to 255 chars.* Text to display with image. *Optional* **ReferenceType:** *String.* Indicates whether element's value is a URL (for FTP/HTTP-get) or filename only (for FTP-put). Acceptable values: - URL - Filename ***Attribute is Required if element is present*** Note: URLs must begin with "http://" or "https://" **IsPreferredSubImage** *Boolean.* Set =1 to designate the image as the preferred display image for the entire community. Note: Only *Standard* SubImages, Elevation and Interior images can be set as *preferred.* Only one image per community may be set as preferred. *Optional*
<**VirtualTour** />	*URL, up to 255 chars.* Link to hosted panoramic photo(s). *Optional* *Note: This element only supports URLs hosted by 3rd party. To send videos please use the element <PlanVideoFile>.* *Note: Use the PlanVideoFile element to provide Youtube and Vimeo URLs.* Note, this element will soon be deprecated. Please use the PlanInteractiveMedia element and specify VirtualWalkthrough type.

Element	Notes
\<PlanViewer /> **\</PlanImages>**	*URL, up to 255 chars.* Hosted floorplan/elevation viewer for this plan. See Rich Media Standards. *Optional* Note, this element will soon be deprecated. Please use the PlanInteractiveMedia element and specify InteractiveFloorplan type.

\<PlanVideoFile
  SequencePosition=""
  Title=""
  ReferenceType="" />
	Repeatable up to 10: Can be a URL or filename of a downloadable video file with a supported file extension (see Section 2: Datafeeds - Sending image and video files), or a URL to an embeddable **YouTube** or **Vimeo** video. Downloadable videos will be hosted on BDX servers for viewing on the website.
	
	Up to 255 chars.
	Recommended
	
	Note: URL must begin with "http://" or "https://"
	
	SequencePosition: *Integer.*
	Indicates order in which multiple videos should be displayed or viewed {1,2,..}. Value should be unique within each set of videos.
	Attribute Required if PlanVideoFile element is present
	
	Title: *String, up to 50 chars.*
	Title of the video. *Optional*
	
	ReferenceType: *String.* Indicates whether element's value is a URL (for FTP/HTTP-get) or filename only (for FTP-put). Acceptable values:
	   - URL
	   - Filename
	Attribute Required if PlanVideoFile element is present

Element	Notes

<**PlanInteractiveMedia**
    Type=""
    Title=""
    IsFlash=""/>
	Repeatable. Interactive media that is linked to or embedded on a page. Optional.
	
	Type attribute: Supported values:
	   - Cutaway
	   - Exterior360View
	   - ExteriorChanger
	   - InteractiveFloorplan
	   - PlanFeatures
	   - RoomChanger
	   - VirtualWalkthrough
	 Attribute is Required if PlanInteractiveMedia element is present
	
	Note: PlanFeatures type is displayed on **[ArchitectSeriesOnly]**.
	
	Title: *String, up to 100 chars.*
	Title of interactive media. *Optional.*
	
	IsFlash: *Boolean.*
	Set =1 if the interactive media uses Flash.
	
	Note: Flash is supported on **[ArchitectSeriesOnly]**
	Optional (Defaults to No if not set)
	
	DisplayOn attribute*:* Enumerated string.
	Used to specify if interactive media should be displayed on the NewHomeSource platform, Architect Series products, or both.
	Supported values:
	   - NewHomeSource
	   - ArchitectSeries
	   - All
	Optional (defaults to All if not set)

<**WebsiteURL** />	*URL, up to 255 chars.* A link to an online page containing interactive media. *Note: URL must begin with "http://" or https://* *Secure interactive media (beginning with "https://") will be embedded into the NewHomeSource media gallery.* *Unsecure content (beginning with "http://") will be shown as links.* *Optional.*
<**EmbedCode** /> </**SubInteractiveMedia**>	*String.* Code (HTML or otherwise) to embed interactive media. Requires height/width attribute. Supported on **[ArchitectSeriesOnly]** *Optional*

Element	Notes
<**PlanWebsite** />	*URL, up to 2000 chars.* URL link to builder's website showing information about this plan. *Optional* Note: URL must begin with "http://" or "https://" Note: Currently used for various partner distribution sites to drive traffic directly to builders website and BDX created data driven ads.
<**EnvisionDesignCenter** />	*URL, up to 255 chars.* Link to Envision Design Center[5] website for this plan. *Optional* Note: URL must begin with "http://" or "https://"

<**PlanBrochure**
  SequencePosition=""
  Title=""
  ReferenceType="" />
	Repeatable up to 3 times if PDF is provided: Element value contains brochure reference. Value of element is a PDF or web location, up to 255 chars. PDF files can be provided as either a URL or filename. *Optional*
	Note: URLs must begin with "http://" or "https://"
	
	SequencePosition: *Integer.*
	Indicates order of concatenation when multiple PDFs are provided {1,2,..}. Value should be unique within each set of brochures.
	Attribute is Required if PlanBrochure element is present
	
	Title: *String, up to 100 chars.*
	Name of the brochure. *Optional*
	
	ReferenceType: *String.* Indicates whether element's value is a URL or filename only (for PDF FTP-put). Acceptable values:
	  - URL
	  - Filename
	Attribute is Required if PlanBrochure element is present

<**PlanLocation** />	Condos: Horizontal unit placement within a multi-unit building. Supported values:
	  - Corner
	  - Interior
	  - End
	Optional. This element is currently not supported on BDX network sites.

---

[5] For more information about Envision, visit https://thebdx.com/technology/envision.

Element	Notes
<Prefab	**[ManufacturedOnly]** *The following elements are only used by builders who build prefabrication housing. Optional.*
<**PlanBrandName** />	*String, up to 50 chars.* Marketing name or brand of a manufactured home. Do not include suffixes such as "Corp.", "Corporation", "Inc.". *Optional*
<**PlanBrandLogo** ReferenceType="" /> ∗	*URL or Filename, up to 500 chars.* Logo image for the brand of a manufactured home. See Rich Media Standards for details. *Recommended* Note: URL must begin with "http://" or https:// **ReferenceType** attribute. ***Required if PlanBrandLogo element is present***
<BuildingMethod />	Building method of home. Supported values: - Cross Modular - Manufactured - Modular *Optional*
<ModelYear />	Integer up to 4 digits. Model year of home. *Optional*
<NumberOfSections />	Number of sections of home. Supported values: - Single - Double - Triple - Quad *Optional*

<Dimensions >
   <Width />
   <Length />
<Dimensions />
	Dimensions (in feet) of the home.
	   Width: Integer
	   Length: Integer
	Optional

</Prefab>	
<**Spec** Type="" />	*Repeatable for unique SpecNumbers.* **See Spec section below.**

Element	Notes
<SpecCount />	*Integer.* Total number of Spec listings for this Plan. Used by BDX to verify successful import. *Optional*

Spec element
Repeatable: Yes

Except for required fields below, a Spec listing generally inherits and displays data from its parent Plan record. (Any values assigned to optional elements below will override Plan data during display of the Spec listing.)

A Spec listing can also be used to market a Model Home (sales model): See the <SpecIsModel> element.

Element	Notes
<Spec Type="" />	<Spec> is the parent element for all other elements in this section, below. *Optional* **Type** attribute: *String, up to 40 chars.* See <Plan> for allowed values (should generally be same Type as parent Plan). ***Attribute is Required if Spec element is present***
<SpecNumber />	*String, up to 30 chars.* Unique listing ID among all builder's specs within this subdivision. ***Required***
<SpecMLSNumber />	**[ArchitectSeriesOnly]** **[NHS Smart Feed Distribution]** *String, up to 20 chars.* Unique home identifier within a multiple listing service (MLS). Used for Architect sites and to support certain distsribution sites. *Optional*

<SpecSaleStatus />	**[ArchitectSeriesOnly]** Display a spec as under contract pending or as sold. Supported values:
	   - ContractPending
	   - Sold
	Optional

<SpecHotHome
    Title=""
    Description="" />
	Boolean
	Set =1 to designate a spec as a "Hot Home". A total of two homes per community may be identified as a "Hot Home" (any of the following combinations: 2 Plans or 2 Specs or 1 Plan and 1 Spec). *Optional*
	
	Title attribute:
	String, up to 100 chars.
	Short headline for the Spec Hot Home, e.g. "Last golf course lot"
	Attribute is Required if SpecHotHome element is present
	Description attribute:
	String, up to 255 chars.
	Extended description for the Spec Hot Home, e.g. "Last golf course home in the community, mature trees, large lot, will go quickly."
	Optional

Element	Notes
\<SpecAddress\>	An address is required for spec homes (used for geolocation). Spec's lot address is preferred; if unknown, insert address of subdivision. ***Required***
\<**SpecLot** /\>	*String, up to 30 chars.* Lot number of the spec, e.g. "42", "N23". Do not include other text, e.g. "Lot: " prefix. (Used for Move.com export; not currently used by NHS.) *Optional*
\<**SpecStreet1** /\>	*String, up to 100 chars. Recommended*
\<**SpecStreet2** /\>	*String, up to 100 chars. Optional*
\<**SpecCounty** /\>	*String, up to 20 chars. Optional* Not used at this time.
\<**SpecCity** /\>	*String, up to 40 chars.* Note: City name may be overridden by BDX market definitions (based on ZIP). ***Required***
\<**SpecState** /\>	*String, 2 chars.* Use 2-digit USPS abbreviations only. Note: State may be overridden by BDX (based on ZIP). Note, two character Canadian province codes are also supported. ***Required***
\<**SpecZIP** /\>	*String, up to 10 chars.* 5- or 9-digit US postal code (only first 5 digits will be used), or 6 character/digit Canadian postal code (A1A 1A1 format) ***Required***
\<**SpecCountry** /\>	*Enumerated string;* Supported values include: - USA - Canada *Optional*

\<**SpecGeocode**\>
   \<**SpecLatitude** /\>
   \<**SpecLongitude** /\>
 \</SpecGeocode\>
	Decimal. Optional Geolocation coordinates, in decimal degrees, e.g. \<SpecLatitude\>30.336631\</Latitude\> \<SpecLongitude\>-97.676646\</Longitude\>. ***Required if SpecGeoCode element is present*** Note that values are rounded to the sixth decimal place

\</SpecAddress\>	
\<SpecMoveInDate\>	Optional expected availability (completion) date; strongly encouraged for spec homes. *Important:* This element requires a choice: Send either \<Month\> or \<Day\> below, not both. *Recommended*
\<**Month** /\>	*Month (ccyy-mm format).* Date for searching. (If you use \<Month\>, do not also set \<Day\> for the same record.) ***Required if SpecMoveInDate element is present***

Element	Notes
<**Day** /> </SpecMoveInDate>	*Day (ccyy-mm-dd format).* Date for searching. Note that dd value may not be displayed to consumers. (If you use <Day>, do not also set <Month> for the same record.) ***Required if SpecMoveInDate element is present***
<**SpecIsModel /**>	*Boolean.* Set =1 if this spec is a Sales Model. Note: Implies home is not currently available for sale (price may not be displayed to consumers). *Optional*
<**SpecPrice** ExcludesLand="" **/**>	*Decimal (currency).* Selling price of this spec home, as-configured. ***Required.*** *Values must be between 40000 and 20000000. (Optional for Architect Series products)* **ExcludesLand:** *Boolean.* Special use: Set =1 only if this price excludes the price of the land. *Optional*
<**SpecSqft** />	*Integer.* Finished square footage of this spec home. *Recommended*
<**SpecLotSizeSqft** />	*Integer.* Square footage of spec lot. *Optional* *Value must be between 500 and 50000.*
<**SpecStories** />	*Decimal.* See <Plan>. *Optional*
<**SpecUnitLevel** />	*Integer.* Condos: Vertical floor/level of unit (ground floor =1). *Optional*
<**SpecLocation** />	Condos: Horizontal unit placement within a multi-unit building. Supported values: - Corner - Interior - End *Optional. This element is currently not supported on BDX network sites.*
<**SpecBaths** />	*Integer.* See <Plan>. *Optional*
<**SpecHalfBaths** />	*Integer.* See <Plan>. *Optional*
<**SpecBedrooms** MasterBedLocation="" />	*Integer.* See <Plan>. *Optional* **MasterBedLocation:** *Optional*
<**SpecGarage** Entry="" />	*Decimal.* See <Plan>. *Optional* **Entry:** *Optional*
<**SpecLivingArea** Type="" />	*Boolean. Repeatable for unique Type attribute values.* See <Plan>. *Optional* **Type:** *Required*
<**SpecBasement** />	*Boolean.* See <Plan>. *Optional*
<**SpecMarketingHeadline** />	*String, up to 100 chars.* Short marketing tag for this spec home. *Optional*

Element	Notes
<**SpecDescription** />	*String, up to 1500 chars.* Text description of this spec's features. *Optional* Note: HTML markup is not supported within this element.
<**SpecAmenity** Type="" />	*Boolean.* See <PlanAmenity> *Optional*
<**SpecOpenAmenity** SequencePosition="" AmenityWebsite="" />	**[ArchitectSeriesOnly]** *String, up to 250 chars.* See <Plan>. Optional
<**SpecImages**>

  <**SpecElevationImage** SequencePosition="" Title="" Caption="" ReferenceType="" IsPreferredSubImage />

  <**SpecFloorPlanImage** SequencePosition="" Title="" Caption="" ReferenceType=""/>

  <**SpecInteriorImage** SequencePosition="" Title="" Caption="" ReferenceType="" IsPreferredSubImage />

  <**SpecVirtualTour** />

</SpecImages> | If included, Spec images should be specific to the particular home under construction; other marketing images (e.g. artist rendering) should be at Plan level. *Recommended*

Repeatable: Element value contains image reference.

See <PlanImages> for usage.

Optional

URL, up to 100 chars. See <PlanVirtualTour>. Optional

Note, this element will soon be deprecated. Please use the PlanInteractiveMedia element and specify VirtualWalkthrough type. |

Element	Notes

<**SpecVideoFile**
 SequencePosition=""
 Title=""
 ReferenceType="" />
	Repeatable up to 10: Can be a URL or filename of a downloadable video file with a supported file extension (see Section 2: Datafeeds - Sending image and video files), or a URL to an embeddable YouTube or Vimeo video. Downloadable videos will be hosted on BDX servers for viewing on the website.
	
	Up to 255 chars.
	Recommended
	
	Note: URL must begin with "http://" or "https://"
	
	SequencePosition: *Integer.*
	Indicates order in which multiple videos should be displayed or viewed {1,2,..}. Value should be unique within each set of videos.
	Attribute Required if SpecVideoFile element is present
	
	Title: *String, up to 50 chars.*
	Title of the video. *Optional*
	
	ReferenceType: *String.* Indicates whether element's value is a URL (for FTP/HTTP-get) or filename only (for FTP-put). Acceptable values:
	   - URL
	   - Filename
	Attribute Required if SpecVideoFile element is present

<**SpecInteractiveMedia** Type="" Title="" IsFlash="" DisplayOn=""/> <**WebsiteURL** /> <**EmbedCode** /> </**SpecInteractiveMedia**>	*Repeatable. Interactive media that is linked to or embedded on a page.* *Optional.* If included, Spec interactive media should be specific to the particular home under construction. See <PlanInteractiveMedia> for usage.
<**SpecWebsite** />	*URL, up to 2000 chars.* URL link to builder's website showing information about this spec home. *Optional* Note: URL must begin with "http://" or "https://" Note: Currently used for various partner distribution sites to drive traffic directly to builders' website and BDX created data driven ads.
<**SpecEnvisionDesignCenter**/>	*URL, up to 255 chars. Optional* Envision Design Center URL at spec home level. Links to Envision. This must link to a specific home.

Element	Notes

<**SpecBrochure**
 SequencePosition=""
 Title=""
 ReferenceType="" />
	Repeatable up to 3 times if PDF is provided: Element value contains brochure reference. Value of element is a PDF or web location, up to 255 chars. PDF files can be provided as either a URL or filename. *Optional*
	Note: URLs must begin with "http://" or "https://"
	
	SequencePosition: *Integer.*
	Indicates order of concatenation when multiple PDFs are provided {1,2,..}. Value should be unique within each set of brochures.
	Attribute is Required if SpecBrochure element is present
	
	Title: *String, up to 100 chars.*
	Name of the brochure. *Optional*
	
	ReferenceType: *String.* Indicates whether element's value is a URL or filename only (for PDF FTP-put). Acceptable values:
	  - URL
	  - Filename
	Attribute is Required if SpecBrochure element is present

<**SpecSelfGuidedTour**
   TourProvider=""
   ReferenceType=""
</Spec**SelfGuidedTour >**
	URLup to 255 chars, or ID up to 20 chars. Provides consumers with a link or form to request an in-person tour of a home.
	
	TourProvider. Currently supported value:
	   UTour
	
	RefernceType: supported values: URL
	
	Note, each provider must use the following reference type:
	   UTour: URL

Element	Notes
<**SpecPrefab**	**[ManufacturedOnly]** *The following elements are only used by builders who build prefabrication housing. Optional.*

<SpecBuildingMethod />	Building method of home. Supported values:
	  - Cross Modular
	  - Manufactured
	  - Modular
	Optional

<SpecModelYear />	Integer up to 4 digits. Model year of home. *Optional*

<SpecNumberOfSections />	Number of sections of home. Supported values:
	  - Single
	  - Double
	  - Triple
	  - Quad
	Optional

<SpecDimensions >
     <SpecWidth />
     <SpecLength />
   <Dimensions />
	Dimensions (in feet) of the home.
	  SpecWidth: Integer
	  SpecLength: Integer
	Optional

</Prefab>	

5. Usage example

Following is a sample XML data file containing examples of commonly used elements. (Not all elements are used in this sample.)

```xml
<?xml version="1.0" encoding="UTF-8"?>
<Builders xmlns:xsi="http://www.w3.org/2001/XMLSchema-instance" DateGenerated="2021-03-23T09:30:47-05:00"
xsi:noNamespaceSchemaLocation="NHlist-v7_8.xsd">
    <Corporation>
        <CorporateBuilderNumber>0123</CorporateBuilderNumber>
        <CorporateState>AZ</CorporateState>
        <CorporateName>Almond-Bisque Homes Corp.</CorporateName>
        <CorporateReportingEmail SendToCorporateOnly="0">NHS_leads@bisquehomes.com</CorporateReportingEmail>
        <Builder>
            <BuilderNumber>AL01</BuilderNumber>
            <BrandName>Almond Homes</BrandName>
            <BrandLogo_Med ReferenceType="URL">http://www.bisquehomes.com/almond/NHSlogoMed.gif</BrandLogo_Med>
            <BrandLogo_Sm ReferenceType="URL">http://www.bisquehomes.com/almond/NHSlogoSm.gif</BrandLogo_Sm>
            <ReportingName>Almond Homes - West</ReportingName>
            <DefaultLeadsEmail LeadsPerMessage="All">robbie@almondhomes.com</DefaultLeadsEmail>
            <CopyLeadsEmail LeadsPerMessage="All">thecopyrecip@almondhomes.com</CopyLeadsEmail>
            <BuilderWebsite>http://www.almondhomes.com</BuilderWebsite>
            <Subdivision>
                <SubdivisionNumber>ALB307</SubdivisionNumber>
                <SubdivisionName>Estates</SubdivisionName>
                <MarketingChannel>NewHomeSource</MarketingChannel>
                <MarketingChannel>Move</MarketingChannel>
                <MarketingChannel>NewRetirementCommunities</MarketingChannel>
                <!-- builder wants to send leads to builder recipient and these 2 other subdivision recipients -->
                <UseDefaultLeadsEmail>1</UseDefaultLeadsEmail>
                <SubLeadsEmail LeadsPerMessage="1">chloe@almondhomes.com</SubLeadsEmail>
                <SubLeadsEmail LeadsPerMessage="1">helga@almondhomes.com</SubLeadsEmail>
                <BuildOnYourLot>0</BuildOnYourLot>
                <CommunityStyle>Adult</CommunityStyle>
                <CommunityStyle>Gated</CommunityStyle>
                <SalesOffice>
                    <Agent>Chloe Anderson</Agent>
                    <!-- indicate sales office is outside of the community -->
                    <Address OutOfCommunity="0">
                        <Street1>7455 Roundabout Way</Street1>
                        <City>Tucson</City>
                        <State>AZ</State>
                        <ZIP>85777</ZIP>
                        <Geocode>
                            <Latitude>32.2217</Latitude>
                            <Longitude>-110.9259</Longitude>
                        </Geocode>
                    </Address>
                    <Phone>
                        <AreaCode>520</AreaCode>
                        <Prefix>555</Prefix>
                        <Suffix>1212</Suffix>
                        <Extension>104</Extension>
                    </Phone>
                    <Email>chloe@almondhomes.com</Email>
                    <Hours>Mon-Fri 8am-6pm; Sat 9am-4pm; Sun 12am-4pm.</Hours>
                </SalesOffice>
                <DrivingDirections>Take I-10 north to exit 254, 20mi north of I-19 split. Signs direct you to Aardvark Ranch --
Estates is on Roundabout Way, 2nd on the right.</DrivingDirections>
                <Schools>
                    <DistrictName>Sunnyside</DistrictName>
                    <Elementary>Sunnyside Elementary</Elementary>
                    <High>Sunnyside HS</High>
                </Schools>
                <SubAmenity Type="Baseball">1</SubAmenity>
                <SubAmenity Type="Clubhouse">1</SubAmenity>
                <SubAmenity Type="GolfCourse">1</SubAmenity>
                <SubAmenity Type="Park">1</SubAmenity>
                <SubAmenity Type="Tennis">1</SubAmenity>
```

```xml
            <SubAmenity Type="Views">1</SubAmenity>
            <!-- HOA fees can be provided as a monthly or yearly fee -->
            <Service Type="HOA">
                <ServiceName>Sunnyside Community Association</ServiceName>
                <MonthlyFee>34.00</MonthlyFee>
                <YearlyFee>360.00</YearlyFee>
            </Service>
            <Utility Type="Electric">
                <UtilityName>Tucson Gas &amp; Electric</UtilityName>
            </Utility>
            <SubDescription>A private resort community for today's active adult.  Aardvark Ranch includes a world-class golf
course, open green belts and nature trails, parks, community pool and more.</SubDescription>
                <!-- builder identified primary image of community used for result pages-->
            <SubImage SequencePosition="1" Title="Crenshaw Golf Course" ReferenceType="URL"
IsPreferredSubImage="1">http://www.almondhomes.com/comms/AardvarkRanch/golfcourse.jpg</SubImage>
                <!-- SubVideoFile videos will be downloaded by BDX servers, hosted by BDX servers, and embeded on the
website-->
            <SubVideoFile SequencePosition="1" Title="Estates amenities"
  ReferenceType="URL">http://www.almondhomes.com/estatesamenties.wmv</SubVideoFile>
            <SubVideoFile SequencePosition="2" Title="Estates homes"
  ReferenceType="URL">http://www.almondhomes.com/videos/estates458.avi</SubVideoFile>
                <!-- SubVideoTour videos will not be hosted on BDX servers or embeddd on the webiste-->
            <SubVideoTour SequencePosition="1" Title="Aardvark Ranch
Living">http://www.almondhomes.com/communityvideo.aspx?id=1</SubVideoTour>
            <SubWebsite>http://www.almondhomes.com/community.aspx?id=1</SubWebsite>
            <AccreditationSeal SequencePosition="1" Title="Green Builder" Caption="Builder of the Year"
ReferenceType="URL"
AccreditationWebsite="http://www.greenbuilder.com/accreditation.html">http://www.almondhomes.com/comms/AardvarkRanch/gree
nseal.jpg</AccreditationSeal>
            <EnvisionDesignCenter>http://www.newhometechnologies.com/community?id=12324</EnvisionDesignCenter>
            <!-- total tax rate per $100 valuation is 2.89%.  Provide as a decimal-->
            <Taxes>
                <TotalTaxRate>2.89</TotalTaxRate>
            </Taxes>
            <!-- agent commission is 5% for properties in this community-->
            <AgentCommission>5.00</AgentCommission>
            <Promotion>
                <!-- promotion is directed towards consumers/homebuyers-->
                <PromoType>Consumer</PromoType>
                <PromoHeadline>Fast-move-in specials through August</PromoHeadline>
                <PromoDescription>Special savings on brand-new Almond Homes models ready for move in. Offers valid only
until August 30th -- hurry in for full details!</PromoDescription>
                <!-- promotion detail is provided by online page/document -->
                <PromoURL>http://www.almondhomes.com/comms/AardvarkRanch/Aug-move-in-promo.html</PromoURL>
            </Promotion>
            <Promotion>
                <!-- promotion is directed towards real estate agent-->
                <PromoType>Agent</PromoType>
                <PromoHeadline>4% Commision on ALL Homes</PromoHeadline>
                <PromoDescription>4% Commission on ALL homes sold in the month of August! </PromoDescription>
                <!-- promotion detail is provided by specifying a PDF filename -->
                <PromoFilename>Agent Promo Brochure.pdf</PromoFilename>
            </Promotion>
            <Event>
                <!-- event is directed towards consumers/homebuyers-->
                <EventType>Consumer</EventType>
                <EventHeadline>Open House</EventHeadline>
                <EventDescription>Come see our homes and meet the sales staff.</EventDescription>
                <StartDate>2013-04-24</StartDate>
                <StartTime>10:30:00</StartTime>
                <EndTime>18:00:00</EndTime>
                <!-- event detail is provided by specifying a PDF filename -->
                <EventFilename>Event Brochure.pdf</EventFilename>
            </Event>
            <!-- green program specific to this community provided as PDF file-->
            <GreenProgram Title="Green Point Rated" ReferenceType="Filename">GreenProgram1.pdf</GreenProgram>
            <SubBrochure IncludeWithHomeBrochure="1">
                <Brochure SequencePosition="1" Title="Estates Brochure 1"
ReferenceType="URL">http://www.almondhomes.com/pdfs/Estates543.pdf</Brochure>
                <Brochure SequencePosition="2" Title="Estates Brochure 2"
ReferenceType="Filename">almondhomesbrochure345.pdf</Brochure>
            </SubBrochure>
            <ApptScheduler>
```

```xml
            <SchedulerURL>https://www.almondhomes.com/Estates/Scheduler</SchedulerURL>
        </ApptScheduler>
        <Plan Type="SingleFamily">
            <PlanNumber>ABH1601</PlanNumber>
            <PlanName>Dotterel</PlanName>
            <!-- builder wants to designate this plan as a hot home -->
            <HotHome Title="Free upgrades on this plan through December" Description="Receive free upgrades on this
award-winning open-floor plan throughout the month of December.">1</HotHome>
            <BasePrice>349900.00</BasePrice>
            <BaseSqft>2750</BaseSqft>
            <Stories>1</Stories>
            <Baths>2</Baths>
            <HalfBaths>2</HalfBaths>
            <Bedrooms MasterBedLocation="Down">3</Bedrooms>
            <Garage>2</Garage>
            <Basement>1</Basement>
            <Description>Designed to be luxurious as well as functional, the Crystalview exudes elegant style. Sunny
skylights and a bodacious brunch nook add to the drama.</Description>
            <PlanImages>
                <ElevationImage SequencePosition="1" Title="Elevation A" Caption="Elevation A features antiqued slate
and gable accents." ReferenceType="URL">http://www.almondhomes.com/plans/dotterel.jpg</ElevationImage>
                <VirtualTour>http://www.360buildertours.com/clients/ABH45/vt/dottere.html</VirtualTour>
            </PlanImages>
            <!-- Plan Video example-->
            <PlanVideoFile SequencePosition="1" Title="Dotterel options"
ReferenceType="URL">http://www.almondhomes.com/videos/Dotterel345.avi</PlanVideoFile>
            <PlanVideoFile SequencePosition="2" Title="Dotterel flooplans"
ReferenceType="URL">http://www.almondhomes.com/videos/Dotterel458.avi</PlanVideoFile>
            <PlanWebsite>http://www.almondhomes.com/Estates/plans/Dotterel.aspx</PlanWebsite>
            <EnvisionDesignCenter>http://www.newhometechnologies.com?plan=123</EnvisionDesignCenter>
            <!-- Plan Brochure example-->
            <PlanBrochure SequencePosition="1" Title="Dotterel Brochure 1"
ReferenceType="URL">http://www.almondhomes.com/pdfs/dotterel3.pdf</PlanBrochure>
            <PlanBrochure SequencePosition="2" Title="Dotterel Brochure 2"
ReferenceType="URL">http://www.almondhomes.com/pdfs/dotterel5.pdf</PlanBrochure>
            <PlanBrochure SequencePosition="3" Title="Dotterel Brochure 3"
ReferenceType="Filename">Dotterel23.pdf</PlanBrochure>
            <Spec Type="SingleFamily">
                <!-- Model Home example -->
                <SpecNumber>1601-7455M</SpecNumber>
                <SpecHotHome Title="Last Golf Course" Description="Last golf course home in the community, mature
trees, large lot, will go quickly. ">1</SpecHotHome>
                <SpecAddress>
                    <SpecStreet1>7455 Roundabout Way</SpecStreet1>
                    <SpecCity>Tucson</SpecCity>
                    <SpecState>AZ</SpecState>
                    <SpecZIP>85777</SpecZIP>
                </SpecAddress>
                <SpecIsModel>1</SpecIsModel>
                <SpecPrice>349900.00</SpecPrice>
            </Spec>
        </Plan>
        <Plan Type="SingleFamily">
            <PlanNumber>ABH2732</PlanNumber>
            <PlanName>Crystalview</PlanName>
            <BasePrice>364900.00</BasePrice>
            <BaseSqft>2900</BaseSqft>
            <Stories>1</Stories>
            <Baths>2</Baths>
            <HalfBaths>1</HalfBaths>
            <Bedrooms MasterBedLocation="Down">4</Bedrooms>
            <Garage>1.5</Garage>
            <LivingAreas>6</LivingAreas>
            <LivingArea Type="LivingRoom">1</LivingArea>
            <LivingArea Type="Study">1</LivingArea>
            <LivingArea Type="GameRoom">1</LivingArea>
            <Basement>0</Basement>
            <PlanAmenity Type="VaultedCeilings">1</PlanAmenity>
            <Description>Designed to be luxurious as well as functional, the Crystalview exudes elegant style. Sunny
skylights and a bodacious brunch nook add to the drama.</Description>
            <Option Type="Bedroom">
                <OptionName>Captain's Retreat</OptionName>
                <OptionPrice>8500.00</OptionPrice>
```

```xml
                    <OptionSqft>180</OptionSqft>
                </Option>
                <PlanImages>
                    <ElevationImage SequencePosition="1" Title="Elevation A" Caption="Antiqued slate and gable accents."
ReferenceType="URL">http://www.almondhomes.com/plans/crystal-extA.jpg</ElevationImage>
                    <ElevationImage SequencePosition="2" Title="Elevation B" Caption="Hearthstone red brick with capstone
surrounds." ReferenceType="URL">http://www.almondhomes.com/plans/crystal-extB.jpg</ElevationImage>
                    <FloorPlanImage SequencePosition="1" Title="Ground Floor"
ReferenceType="URL">http://www.almondhomes.com/plans/crystal-FP.jpg</FloorPlanImage>
                    <FloorPlanImage SequencePosition="2" Title="Options" Caption="Optional Captain's Retreat extends from
the master hallway and includes a patio exit." ReferenceType="URL">http://www.almondhomes.com/plans/crystal-
optionsFP.jpg</FloorPlanImage>
                    <InteriorImage SequencePosition="1" ReferenceType="URL">http://www.almondhomes.com/plans/crystal-
int-A.jpg</InteriorImage>
                    <VirtualTour>http://www.360buildertours.com/clients/ABH45/vt/crystal.html</VirtualTour>
                    <PlanViewer>http://www.ebrochureco.com/ABH/crystalview.html</PlanViewer>
                </PlanImages>
                <Spec Type="SingleFamily">
                    <SpecNumber>2732-12544M</SpecNumber>
                    <SpecAddress>
                        <SpecStreet1>12544 Mockingbird Way</SpecStreet1>
                        <SpecCity>Tucson</SpecCity>
                        <SpecState>AZ</SpecState>
                        <SpecZIP>85777</SpecZIP>
                    </SpecAddress>
                    <SpecMoveInDate>
                        <Month>2001-12</Month>
                    </SpecMoveInDate>
                    <SpecPrice>352900.00</SpecPrice>
                    <SpecSqft>2900</SpecSqft>
                    <!-- Spec Brochure example-->
                    <SpecImages>
                        <SpecElevationImage SequencePosition="1"
ReferenceType="URL">http://www.almondhomes.com/images/constructions/2732-12544M.jpg</SpecElevationImage>
                    </SpecImages>
                    <!-- Spec Video example -->
                    <SpecVideoFile SequencePosition="1" Title="Crystalview flooplan"
ReferenceType="URL">http://www.almondhomes.com/videos/Crystalview345.avi</SpecVideoFile>
                    <SpecWebsite>http://www.almondhomes.com/Estates/homes/Crystalview/2732-
12544M.aspx</SpecWebsite>

    <SpecEnvisionDesignCenter>http://www.almondhomes.com/DesignCenter/DesignCenter.aspx?spec=210000</SpecEnvisionDe
signCenter>
                    <SpecBrochure SequencePosition="1" Title="Crystalview 2732-12544M"
ReferenceType="URL">http://www.almondhomes.com/pdfs/Crystalview2732.pdf</SpecBrochure>
                    <SpecSelfGuidedTour TourProvider="UTour"
            ReferenceType="URL">https://www.UTour.com/Tour1245</SpecSelfGuidedTour>
                </Spec>
                <Spec Type="SingleFamily">
                    <SpecNumber>2732-9920E</SpecNumber>
                    <SpecAddress>
                        <SpecStreet1>9920 Erlewine Lane</SpecStreet1>
                        <SpecCity>Tucson</SpecCity>
                        <SpecState>AZ</SpecState>
                        <SpecZIP>85777</SpecZIP>
                    </SpecAddress>
                    <SpecMoveInDate>
                        <Month>2001-12</Month>
                    </SpecMoveInDate>
                    <SpecPrice>384500.00</SpecPrice>
                    <SpecSqft>3180</SpecSqft>
                </Spec>
                <SpecCount>2</SpecCount>
            </Plan>
            <PlanCount>1</PlanCount>
        </Subdivision>
        <Subdivision>
            <SubdivisionNumber>BB507</SubdivisionNumber>
            <SubdivisionName>The Swans</SubdivisionName>
            <MarketingChannel>NewHomeSource</MarketingChannel>
            <!-- builder wants to send leads to builder recipient and these 2 other subdivision recipients -->
            <UseDefaultLeadsEmail>1</UseDefaultLeadsEmail>
            <SubLeadsEmail LeadsPerMessage="1">chloe@almondhomes.com</SubLeadsEmail>
```

```xml
<BuildOnYourLot>0</BuildOnYourLot>
<CommunityStyle>Adult</CommunityStyle>
<SalesOffice>
    <Agent>Chloe Anderson</Agent>
    <Address OutOfCommunity="0">
        <Street1>7455 Roundabout Way</Street1>
        <City>Tucson</City>
        <State>AZ</State>
        <ZIP>85777</ZIP>
        <Geocode>
            <Latitude>32.2217</Latitude>
            <Longitude>-110.9259</Longitude>
        </Geocode>
    </Address>
    <Phone>
        <AreaCode>520</AreaCode>
        <Prefix>555</Prefix>
        <Suffix>1212</Suffix>
        <Extension>104</Extension>
    </Phone>
    <Email>chloe@almondhomes.com</Email>
    <Hours>Mon-Fri 8am-6pm; Sat 9am-4pm; Sun 12am-4pm.</Hours>
</SalesOffice>
<Schools>
    <DistrictName>Sunnyside</DistrictName>
    <Elementary>Sunnyside Elementary</Elementary>
    <High>Sunnyside HS</High>
</Schools>
<Plan Type="SingleFamily">
    <PlanNumber>BB1501</PlanNumber>
    <PlanName>Dotterel</PlanName>
    <HotHome Title="Free upgrades on this plan through December" Description="Receive free upgrades on this award-winning open-floor plan throughout the month of December.">1</HotHome>
    <BasePrice>349900.00</BasePrice>
    <BaseSqft>2750</BaseSqft>
    <Stories>1</Stories>
    <Baths>2</Baths>
    <HalfBaths>2</HalfBaths>
    <Bedrooms MasterBedLocation="Down">3</Bedrooms>
    <Garage>2</Garage>
    <Basement>1</Basement>
    <Description>Designed to be luxurious as well as functional, the Crystalview exudes elegant style. Sunny skylights and a bodacious brunch nook add to the drama.</Description>
    <PlanImages>
        <!-- builder identified primary image of community used for result pages-->
        <ElevationImage SequencePosition="1" Title="Elevation A" Caption="Elevation A features antiqued slate and gable accents." ReferenceType="URL" IsPreferredSubImage="1">http://www.almondhomes.com/plans/dotterel.jpg</ElevationImage>
    </PlanImages>
    <!-- Plan Video example -->
    <PlanVideoFile SequencePosition="1" Title="Dotterel options" ReferenceType="URL">http://www.almondhomes.com/videos/Dotterel345.avi</PlanVideoFile>
</Plan>
<PlanCount>1</PlanCount>
</Subdivision>
<SubsCount>2</SubsCount>
</Builder>
<Builder AgentCoop="1" AgentPartnershipPact="1">
    <!-- This builder has elements/attributes included for display on New Home Source Professional - [NHSProOnly]-->
    <BuilderNumber>AL02Pro</BuilderNumber>
    <BrandName>Almond Homes</BrandName>
    <BrandLogo_Med ReferenceType="URL">http://www.bisquehomes.com/almond/NHSlogoMed.gif</BrandLogo_Med>
    <BrandLogo_Sm ReferenceType="URL">http://www.bisquehomes.com/almond/NHSlogoSm.gif</BrandLogo_Sm>
    <ReportingName>Almond Homes - West</ReportingName>
    <DefaultLeadsEmail LeadsPerMessage="All">robbie@almondhomes.com</DefaultLeadsEmail>
    <CopyLeadsEmail LeadsPerMessage="All">thecopyrecip@almondhomes.com</CopyLeadsEmail>
    <BuilderWebsite>http://www.almondhomes.com</BuilderWebsite>
    <Subdivision>
        <SubdivisionNumber>ALB307</SubdivisionNumber>
        <SubdivisionName>Estates</SubdivisionName>
        <MarketingChannel>NewHomeSource</MarketingChannel>
        <BuildOnYourLot>0</BuildOnYourLot>
        <CommunityStyle>Adult</CommunityStyle>
```

```xml
<CommunityStyle>Gated</CommunityStyle>
<SalesOffice>
    <Agent>Chloe Anderson</Agent>
    <!-- indicate sales office is outside of the community -->
    <Address OutOfCommunity="0">
        <Street1>123 Elm Street</Street1>
        <City>Vancouver</City>
        <State>BC</State>
        <ZIP>V9R 5B1</ZIP>
        <Geocode>
            <Latitude> 49.1673</Latitude>
            <Longitude>-123.9408 </Longitude>
        </Geocode>
    </Address>
    <Phone>
        <AreaCode>520</AreaCode>
        <Prefix>555</Prefix>
        <Suffix>1212</Suffix>
        <Extension>104</Extension>
    </Phone>
    <Email>chloe@almondhomes.com</Email>
    <Hours>Mon-Fri 8am-6pm; Sat 9am-4pm; Sun 12am-4pm.</Hours>
</SalesOffice>
<!-- agent commission is 5% for properties in this community-->
<AgentCommission RateType="Flat" CommissionBasis="BasePriceWithLotWithOptions" PayoutTiming="Closing" AdditionalCommissionComments="Additional comments here">5.00</AgentCommission>
<Promotion>
    <!-- promotion is directed towards consumers/homebuyers-->
    <PromoType>Consumer</PromoType>
    <PromoHeadline>Fast-move-in specials through August</PromoHeadline>
    <PromoDescription>Special savings on brand-new Almond Homes models ready for move in. Offers valid only until August 30th -- hurry in for full details!</PromoDescription>
    <!-- promotion detail is provided by online page/document -->
    <PromoURL>http://www.almondhomes.com/comms/AardvarkRanch/Aug-move-in-promo.html</PromoURL>
</Promotion>
<Promotion>
    <!-- promotion is directed towards real estate agent-->
    <PromoType>Agent</PromoType>
    <PromoHeadline>4% Commision on ALL Homes</PromoHeadline>
    <PromoDescription>4% Commission on ALL homes sold in the month of August! </PromoDescription>
    <!-- promotion detail is provided by specifying a PDF filename -->
    <PromoFilename>Agent Promo Brochure.pdf</PromoFilename>
</Promotion>
<Event>
    <!-- event is directed towards consumers/homebuyers-->
    <EventType>Consumer</EventType>
    <EventHeadline>Open House</EventHeadline>
    <EventDescription>Come see our homes and meet the sales staff.</EventDescription>
    <StartDate>2013-04-24</StartDate>
    <StartTime>10:30:00</StartTime>
    <EndTime>18:00:00</EndTime>
    <!-- event detail is provided by specifying a PDF filename -->
    <EventFilename>Event Brochure.pdf</EventFilename>
</Event>
<!-- builder wants to specify real estate agent policy applicable to this community -->
<AgentPolicy Title="Almond Agent Policy" ReferenceType="Filename">AgentPolicy05.pdf</AgentPolicy>
<!-- builder wants to specify real estate agent policy applicable to this community -->
<BuyerRegistrationForm Title="Almond Buyer Registration Form" ReferenceType="Filename">BuyerRegistrationForm.pdf</BuyerRegistrationForm>
<Plan Type="SingleFamily">
    <PlanNumber>ABH1601</PlanNumber>
    <PlanName>Dotterel</PlanName>
    <!-- builder wants to designate this plan as a hot home -->
    <HotHome Title="Free upgrades on this plan through December" Description="Receive free upgrades on this award-winning open-floor plan throughout the month of December.">1</HotHome>
    <BasePrice>349900.00</BasePrice>
    <BaseSqft>2750</BaseSqft>
    <Stories>1</Stories>
    <Baths>2</Baths>
    <HalfBaths>2</HalfBaths>
    <Bedrooms MasterBedLocation="Down">3</Bedrooms>
    <Garage>2</Garage>
    <Basement>1</Basement>
```

```xml
                    <Description>Designed to be luxurious as well as functional, the Crystalview exudes elegant style. Sunny
skylights and a bodacious brunch nook add to the drama.</Description>
                    <PlanWebsite>http://www.almondhomes.com/Estates/plans/Dotterel.aspx</PlanWebsite>
                    <Spec Type="SingleFamily">
                        <!-- Model Home example -->
                        <SpecNumber>1601-7455M</SpecNumber>
                        <SpecHotHome Title="Last Golf Course" Description="Last golf course home in the community, mature
trees, large lot, will go quickly. ">1</SpecHotHome>
                        <SpecAddress>
                            <SpecStreet1>567 Elm Street </SpecStreet1>
                            <SpecCity> Vancouver </SpecCity>
                            <SpecState>BC</SpecState>
                            <SpecZIP>V9R 5B1</SpecZIP>
                        </SpecAddress>
                        <SpecIsModel>1</SpecIsModel>
                        <SpecPrice>349900.00</SpecPrice>
                    </Spec>
                </Plan>
                <PlanCount>1</PlanCount>
            </Subdivision>
            <SubsCount>1</SubsCount>
        </Builder>
        <Builder Type="Manufactured">
            <!-- This builder has elements/attributes included for display on Architect Series products - [ArchitectSeriesOnly] -->
            <BuilderNumber>AL03ArchitectSeries</BuilderNumber>
            <BrandName>Almond Homes</BrandName>
            <BrandLogo_Med ReferenceType="URL">http://www.bisquehomes.com/almond/NHSlogoMed.gif</BrandLogo_Med>
            <BrandLogo_Sm ReferenceType="URL">http://www.bisquehomes.com/almond/NHSlogoSm.gif</BrandLogo_Sm>
            <ReportingName>Almond Homes - West</ReportingName>
            <DefaultLeadsEmail LeadsPerMessage="All">robbie@almondhomes.com</DefaultLeadsEmail>
            <CopyLeadsEmail LeadsPerMessage="All">thecopyrecip@almondhomes.com</CopyLeadsEmail>
            <BuilderWebsite>http://www.almondhomes.com</BuilderWebsite>
            <Subdivision>
                <SubdivisionNumber>ALB307</SubdivisionNumber>
                <SubdivisionName>Estates</SubdivisionName>
                <MarketingChannel>NewHomeSource</MarketingChannel>
                <BuildOnYourLot>0</BuildOnYourLot>
                <CommunityStyle>Adult</CommunityStyle>
                <CommunityStyle>Gated</CommunityStyle>
                <SalesOffice>
                    <Agent AgentEmail="RobbieRoberts@broker.com" AgentPhone="555-555-1234" AgentPhoneExt="1011"
AgentPhotoFilename="RobbiePortrait.png">Robbie Roberts</Agent>
                    <!-- indicate sales office is outside of the community -->
                    <Address OutOfCommunity="0">
                        <Street1>7455 Roundabout Way</Street1>
                        <City>Tucson</City>
                        <State>AZ</State>
                        <ZIP>85777</ZIP>
                        <Geocode>
                            <Latitude>32.2217</Latitude>
                            <Longitude>-110.9259</Longitude>
                        </Geocode>
                        <ServiceAreaRadius>50</ServiceAreaRadius>
                    </Address>
                    <Phone>
                        <AreaCode>520</AreaCode>
                        <Prefix>555</Prefix>
                        <Suffix>1212</Suffix>
                        <Extension>104</Extension>
                    </Phone>
                    <Email>chloe@almondhomes.com</Email>
                    <Hours>Mon-Fri 8am-6pm; Sat 9am-4pm; Sun 12am-4pm.</Hours>
                </SalesOffice>
                <SubMarketingHeadline>A private resort community for today's active adult.</SubMarketingHeadline>
                <SubInteractiveMedia Type="InteractiveSitePlan" Title="Almond Site Plan" IsFlash="1"
DisplayOn="NewHomeSource">
                    <WebsiteURL>https://my.almond.com/show/?m=B95zi5oGVC4</WebsiteURL>
                </SubInteractiveMedia>
                <MLSName>Arizona Regional MLS (ARMLS)</MLSName>
                <Promotion>
                    <!-- promotion is directed towards consumers/homebuyers-->
                    <PromoType>Consumer</PromoType>
                    <PromoHeadline>Fast-move-in specials through August</PromoHeadline>
```

```xml
                    <PromoDescription>Special savings on brand-new Almond Homes models ready for move in. Offers valid only
until August 30th -- hurry in for full details!</PromoDescription>
                        <!-- promotion detail is provided by online page/document -->
                        <PromoURL>http://www.almondhomes.com/comms/AardvarkRanch/Aug-move-in-promo.html</PromoURL>
                    </Promotion>
                    <Promotion>
                        <!-- promotion is directed towards consumers viewing Architect Series products-->
                        <PromoType>NonListing</PromoType>
                        <PromoHeadline>Fast-move-in specials through August</PromoHeadline>
                        <PromoDescription>Special savings on brand-new Almond Homes models ready for move in. Offers valid only
until August 30th -- hurry in for full details!</PromoDescription>
                        <!-- promotion detail is provided by online page/document -->
                        <PromoURL>http://www.almondhomes.com/comms/AardvarkRanch/Aug-move-in-promo.html</PromoURL>
                    </Promotion>
                    <!-- Custom open amenities are only supported for Architect Series products  -->
                    <OpenAmenity Type="Custom" CustomType="Restaurant" SequencePosition="1"
AmenityWebsite="https://www.panerabread.com">Panera Bread</OpenAmenity>
                    <Plan Type="SingleFamily">
                        <PlanNumber>ABH1601</PlanNumber>
                        <PlanName>Dotterel</PlanName>
                        <!-- builder wants to designate this plan as a hot home -->
                        <HotHome Title="Free upgrades on this plan through December" Description="Receive free upgrades on this
award-winning open-floor plan throughout the month of December.">1</HotHome>
                        <!-- Base price is optional for display on Architect Series products-->
                        <BaseSqft>2750</BaseSqft>
                        <Stories>1</Stories>
                        <Baths>2</Baths>
                        <HalfBaths>2</HalfBaths>
                        <Bedrooms MasterBedLocation="Down">3</Bedrooms>
                        <Garage>2</Garage>
                        <Basement>1</Basement>
                        <!-- Plan open amenities only display on Architect Series products-->
                        <PlanOpenAmenity SequencePosition="1"
AmenityWebsite="http://www.almondhomes.com/Estates/planamenities/Dotterel01.aspx">Granite kitchen
countertops</PlanOpenAmenity>
                        <Description>Designed to be luxurious as well as functional, the Crystalview exudes elegant style. Sunny
skylights and a bodacious brunch nook add to the drama.</Description>
                        <!-- Plan interactive media only displays on Architect Series products-->
                        <PlanInteractiveMedia Type="InteractiveFloorplan" Title="Dotterel Interactive Floorplan" IsFlash="0">
                            <EmbedCode>&lt;iframe
src="http://www.almondhomes.com/FrontEndPlan/StageFluidIndex/?id=48579.xml" width="1068"
height="750"/&gt;&lt;/iframe&gt;</EmbedCode>
                        </PlanInteractiveMedia>
                        <PlanInteractiveMedia Type="RoomChanger" Title="Dotterel Interactive Room Changer" IsFlash="0">
                            <EmbedCode><![CDATA[<iframe
src="http://www.almondhomes.com/FrontEndPlan/StageFluidIndex/?id=48009.xml" width="1068"
height="750"/></iframe>]]></EmbedCode>
                        </PlanInteractiveMedia>
                        <PlanWebsite>http://www.almondhomes.com/Estates/plans/Dotterel.aspx</PlanWebsite>
                        <PlanLocation>Corner</PlanLocation>
                        <Prefab>
                            <PlanBrandName>Star</PlanBrandName>
                            <PlanBrandLogo ReferenceType="Filename">StarBrand.jpg</PlanBrandLogo>
                            <BuildingMethod>Cross Modular</BuildingMethod>
                            <ModelYear>2021</ModelYear>
                            <NumberOfSections>Double</NumberOfSections>
                            <Dimensions>
                                <Width>34</Width>
                                <Length>80</Length>
                            </Dimensions>
                        </Prefab>
                        <Spec Type="SingleFamily">
                            <!-- Model Home example -->
                            <SpecNumber>1601-7455M</SpecNumber>
                            <!-- Plan open amenities only display on Architect Series products-->
                            <SpecMLSNumber>2851385242</SpecMLSNumber>
                            <SpecSaleStatus>ContractPending</SpecSaleStatus>
                            <SpecHotHome Title="Last Golf Course" Description="Last golf course home in the community, mature
trees, large lot, will go quickly. ">1</SpecHotHome>
                            <SpecAddress>
                                <SpecStreet1>7455 Roundabout Way</SpecStreet1>
                                <SpecCity>Tucson</SpecCity>
                                <SpecState>AZ</SpecState>
```

```xml
                        <SpecZIP>85777</SpecZIP>
                    </SpecAddress>
                    <SpecIsModel>1</SpecIsModel>
                    <!-- SpecPrice is not required for display on Architect Series products-->
                    <!-- SpecLotSizeSqft -->
                    <SpecLotSizeSqft>15000</SpecLotSizeSqft>
                    <!-- Spec open amenities only display on Architect Series products-->
                    <SpecOpenAmenity SequencePosition="1"
AmenityWebsite="http://www.almondhomes.com/Estates/specamenities/Dotterel01.aspx">Granite kitchen
countertops</SpecOpenAmenity>
                    <SpecInteractiveMedia Type="PlanFeatures" Title="Dotterel Features" IsFlash="0">
                        <EmbedCode>&lt;iframe
src="http://www.almondhomes.com/FrontEndPlan/StageFluidIndex/?id=48579.xml" width="1068"
height="750"/&gt;&lt;/iframe&gt;</EmbedCode>
                    </SpecInteractiveMedia>
                    <SpecPrefab>
                        <SpecBuildingMethod>Cross Modular</SpecBuildingMethod>
                        <SpecModelYear>2021</SpecModelYear>
                        <SpecNumberOfSections>Double</SpecNumberOfSections>
                        <SpecDimensions>
                            <SpecWidth>34</SpecWidth>
                            <SpecLength>80</SpecLength>
                        </SpecDimensions>
                    </SpecPrefab>
                </Spec>
            </Plan>
            <PlanCount>1</PlanCount>
        </Subdivision>
        <SubsCount>1</SubsCount>
    </Builder>
    <Builder>
        <BuilderNumber>B2</BuilderNumber>
        <BrandName>Bisque Homes</BrandName>
        <BrandLogo_Med   ReferenceType="URL">http://www.bisquehomes.com/bqh/NHS-bqh-medium.gif</BrandLogo_Med>
        <BrandLogo_Sm   ReferenceType="URL">http://www.bisquehomes.com/bqh/NHS-bqh-sm.gif</BrandLogo_Sm>
        <ReportingName>Bisque Homes</ReportingName>
        <DefaultLeadsEmail LeadsPerMessage="All">robbie@bisquehomes.com</DefaultLeadsEmail>
        <BuilderWebsite>http://www.bisquehomes.com</BuilderWebsite>
        <!-- coming-soon subdivision example -->
        <Subdivision Status="ComingSoon" PriceLow="90000" PriceHigh="145000">
            <SubdivisionNumber>BH278</SubdivisionNumber>
            <SubdivisionName>Harlequin Ridge</SubdivisionName>
            <BuildOnYourLot>0</BuildOnYourLot>
            <SalesOffice>
                <Address OutOfCommunity="1">
                    <!-- centralized sales office, located away from the subdivision -->
                    <Street1>123 Sales Office Row</Street1>
                    <City>Humid</City>
                    <State>FL</State>
                    <ZIP>34660</ZIP>
                    <Geocode>
                        <Latitude>28.0679</Latitude>
                        <Longitude>-82.7783</Longitude>
                    </Geocode>
                </Address>
                <Phone>
                    <AreaCode>727</AreaCode>
                    <Prefix>555</Prefix>
                    <Suffix>1212</Suffix>
                </Phone>
            </SalesOffice>
            <SubAddress>
                <!-- subdivision's actual location -->
                <SubStreet1>7500 W Route 376</SubStreet1>
                <SubCity>Ocala</SubCity>
                <SubState>FL</SubState>
                <SubZIP>34470</SubZIP>
                <SubGeocode>
                    <SubLatitude>29.2239</SubLatitude>
                    <SubLongitude>-82.0880</SubLongitude>
                </SubGeocode>
            </SubAddress>
```

```xml
            <SubDescription>Harlequin Ridge will offer the best in ready-to-occupy homes. Pre-sales info now
available!</SubDescription>
            <Event>
                <EventType>Consumer</EventType>
                <EventHeadline>Open House</EventHeadline>
                <EventDescription>Come see our homes and meet the sales staff.</EventDescription>
                <StartDate>2013-04-24</StartDate>
                <StartTime>10:30:00</StartTime>
                <EndTime>18:00:00</EndTime>
                <EventURL>http://www.BisqueHomes.com/events/event_5420.aspx</EventURL>
            </Event>
            <PlanCount>0</PlanCount>
        </Subdivision>
        <SubsCount>1</SubsCount>
    </Builder>
    <Builder>
        <BuilderNumber>B3</BuilderNumber>
        <BrandName>Bisque Homes</BrandName>
        <BrandLogo_Med   ReferenceType="URL">http://www.bisquehomes.com/bqh/NHS-bqh-medium.gif</BrandLogo_Med>
        <BrandLogo_Sm   ReferenceType="URL">http://www.bisquehomes.com/bqh/NHS-bqh-sm.gif</BrandLogo_Sm>
        <ReportingName>Bisque Homes - Custom Div</ReportingName>
        <DefaultLeadsEmail LeadsPerMessage="All">robbie@bisquehomes.com</DefaultLeadsEmail>
        <BuilderWebsite>http://www.bisquehomes.com</BuilderWebsite>
        <Subdivision>
            <SubdivisionNumber>BY12</SubdivisionNumber>
            <SubdivisionName>Ocala  Build-On-Your-Lot</SubdivisionName>
            <SubLeadsEmail  LeadsPerMessage="1">robbie-boyl@bisquehomes.com</SubLeadsEmail>
            <!-- This is a Build on Your Lot program  -->
            <BuildOnYourLot>1</BuildOnYourLot>
            <SalesOffice>
                <Agent>Robbie Roberts</Agent>
                <Address OutOfCommunity="0">
                    <Street1>123 Sales Office Row</Street1>
                    <City>Humid</City>
                    <State>FL</State>
                    <ZIP>34660</ZIP>
                    <Country>USA</Country>
                    <Geocode>
                        <Latitude>28.0679</Latitude>
                        <Longitude>-82.7783</Longitude>
                    </Geocode>
                </Address>
                <Phone>
                    <AreaCode>727</AreaCode>
                    <Prefix>555</Prefix>
                    <Suffix>1212</Suffix>
                </Phone>
                <Email>robbie@bisquehomes.com</Email>
                <Hours>Mon-Fri 8am-8pm; Sat-Sun 9am-4pm.</Hours>
            </SalesOffice>
            <SubDescription>Bisque Homes offers many unique starter plans, and will help you custom-build your dream
home. Lot locator service also available.</SubDescription>
            <!-- BOYL website example-->
            <SubWebsite>http://www.bisquehomes.com/market/OCFL/boyol.html</SubWebsite>
            <PlanCount>0</PlanCount>
        </Subdivision>
        <SubsCount>1</SubsCount>
    </Builder>
    <Builder>
        <BuilderNumber>B4</BuilderNumber>
        <BrandName>Bisque Homes</BrandName>
        <BrandLogo_Med   ReferenceType="URL">http://www.bisquehomes.com/bqh/NHS-bqh-medium.gif</BrandLogo_Med>
        <BrandLogo_Sm   ReferenceType="URL">http://www.bisquehomes.com/bqh/NHS-bqh-sm.gif</BrandLogo_Sm>
        <ReportingName>Bisque Homes</ReportingName>
        <DefaultLeadsEmail LeadsPerMessage="All">robbie@bisquehomes.com</DefaultLeadsEmail>
        <BuilderWebsite>http://www.bisquehomes.com</BuilderWebsite>
        <!-- coming-soon subdivision example -->
        <Subdivision Status="ComingSoon">
            <SubdivisionNumber>BH278</SubdivisionNumber>
            <SubdivisionName>Harlequin Ridge</SubdivisionName>
            <BuildOnYourLot>0</BuildOnYourLot>
            <SalesOffice>
                <Agent>Robbie Roberts</Agent>
```

```xml
                    <Address OutOfCommunity="1">
                        <!-- centralized sales office, located away from the subdivision -->
                        <Street1>123 Sales Office Row</Street1>
                        <City>Humid</City>
                        <State>FL</State>
                        <ZIP>34660</ZIP>
                        <Geocode>
                            <Latitude>28.0679</Latitude>
                            <Longitude>-82.7783</Longitude>
                        </Geocode>
                    </Address>
                    <Phone>
                        <AreaCode>727</AreaCode>
                        <Prefix>555</Prefix>
                        <Suffix>1212</Suffix>
                    </Phone>
                </SalesOffice>
                <DrivingDirections>Take I-10 north to exit 254, 20mi north of I-19 split. Signs direct you to Aardvark Ranch -- Estates is on Roundabout Way, 2nd on the right.</DrivingDirections>
                <Schools>
                    <DistrictName>Sunnyside</DistrictName>
                    <Elementary>Sunnyside Elementary</Elementary>
                    <High>Sunnyside HS</High>
                </Schools>
                <SubAmenity Type="Baseball">1</SubAmenity>
                <SubAmenity Type="Clubhouse">1</SubAmenity>
                <SubAmenity Type="GolfCourse">1</SubAmenity>
                <SubAmenity Type="Park">1</SubAmenity>
                <SubAmenity Type="Tennis">1</SubAmenity>
                <SubAmenity Type="Views">1</SubAmenity>
                <Service Type="HOA">
                    <ServiceName>Sunnyside Community Association</ServiceName>
                </Service>
                <Utility Type="Electric">
                    <UtilityName>Tucson Gas &amp; Electric</UtilityName>
                </Utility>
                <SubDescription>A private resort community for today's active adult.  Aardvark Ranch includes a world-class golf course, open green belts and nature trails, parks, community pool and more.</SubDescription>
                <SubImage SequencePosition="1" Title="Crenshaw Golf Course" ReferenceType="URL">http://www.almondhomes.com/comms/AardvarkRanch/golfcourse.jpg</SubImage>
                <PlanCount>0</PlanCount>
            </Subdivision>
            <SubsCount>1</SubsCount>
        </Builder>
        <Builder>
            <BuilderNumber>B4</BuilderNumber>
            <BrandName>Bisque Homes</BrandName>
            <BrandLogo_Med    ReferenceType="URL">http://www.bisquehomes.com/bqh/NHS-bqh-medium.gif</BrandLogo_Med>
            <BrandLogo_Sm    ReferenceType="URL">http://www.bisquehomes.com/bqh/NHS-bqh-sm.gif</BrandLogo_Sm>
            <ReportingName>Bisque Homes</ReportingName>
            <DefaultLeadsEmail LeadsPerMessage="All">robbie@bisquehomes.com</DefaultLeadsEmail>
            <BuilderWebsite>http://www.bisquehomes.com</BuilderWebsite>
            <Subdivision Status="ComingSoon">
                <SubdivisionNumber>BH27823</SubdivisionNumber>
                <SubdivisionName>Harlequin  Ridge-11</SubdivisionName>
                <BuildOnYourLot>0</BuildOnYourLot>
                <SalesOffice>
                    <Agent>Robbie Roberts</Agent>
                    <Address OutOfCommunity="1">
                        <Street1>123 Sales Office Row</Street1>
                        <City>Humid</City>
                        <State>FL</State>
                        <ZIP>34660</ZIP>
                        <Geocode>
                            <Latitude>28.0679</Latitude>
                            <Longitude>-82.7783</Longitude>
                        </Geocode>
                    </Address>
                    <Phone>
                        <AreaCode>727</AreaCode>
                        <Prefix>555</Prefix>
                        <Suffix>1212</Suffix>
                    </Phone>
```

```xml
            </SalesOffice>
            <DrivingDirections>Take I-10 north to exit 254, 20mi north of I-19 split. Signs direct you to Aardvark Ranch --
Estates is on Roundabout Way, 2nd on the right.</DrivingDirections>
            <Schools>
                <DistrictName>Sunnyside</DistrictName>
                <Elementary>Sunnyside Elementary</Elementary>
                <High>Sunnyside HS</High>
            </Schools>
            <SubAmenity Type="Baseball">1</SubAmenity>
            <SubAmenity Type="Clubhouse">1</SubAmenity>
            <SubAmenity Type="GolfCourse">1</SubAmenity>
            <SubAmenity Type="Park">1</SubAmenity>
            <SubAmenity Type="Tennis">1</SubAmenity>
            <SubAmenity Type="Views">1</SubAmenity>
            <Service Type="HOA">
                <ServiceName>Sunnyside Community Association</ServiceName>
            </Service>
            <Utility Type="Electric">
                <UtilityName>Tucson Gas &amp; Electric</UtilityName>
            </Utility>
            <SubDescription>A private resort community for today's active adult.  Aardvark Ranch includes a world-class golf
course, open green belts and nature trails, parks, community pool and more.</SubDescription>
            <!-- A driving directions image url-->
            <SubImage DrivingDirectionsMap="1" SequencePosition="1"
ReferenceType="Filename">http://www.almondhomes.com/comms/AardvarkRanch/DrivingDirections.jpg</SubImage>
            <PlanCount>0</PlanCount>
        </Subdivision>
    </Builder>
    <Builder>
        <BuilderNumber>SV1</BuilderNumber>
        <BrandName>Sunset Vista</BrandName>
        <BrandLogo_Med   ReferenceType="URL">http://www.sunsetvista.com/svh/NHS-svh-medium.gif</BrandLogo_Med>
        <BrandLogo_Sm   ReferenceType="URL">http://www.sunsetvista.com/svh/NHS-svh-sm.gif</BrandLogo_Sm>
        <ReportingName>Sunset Vista</ReportingName>
        <DefaultLeadsEmail LeadsPerMessage="All">john@sunsetvista.com</DefaultLeadsEmail>
        <BuilderWebsite>http://www.sunsetvista.com</BuilderWebsite>
        <!-- NewRetirementCommunities subdivision example -->
        <Subdivision Status="Active">
            <SubdivisionNumber>SV11312</SubdivisionNumber>
            <SubdivisionName>Sundown  Ridge</SubdivisionName>
            <MarketingChannel>NewHomeSource</MarketingChannel>
            <MarketingChannel>NewRetirementCommunities</MarketingChannel>
            <CommunityStyle>CondoOnly</CommunityStyle>
            <CommunityStyle>Adult</CommunityStyle>
            <CommunityStyle>AgeRestricted</CommunityStyle>
            <!-- Age-Restricted Active Adult / Retirement  condo-only community-->
            <SalesOffice>
                <Agent>John Jameson</Agent>
                <Address OutOfCommunity="1">
                    <Street1>243 Sales Office Row</Street1>
                    <City>Balmy</City>
                    <State>FL</State>
                    <ZIP>34113</ZIP>
                    <Geocode>
                        <Latitude>28.0679</Latitude>
                        <Longitude>-82.7783</Longitude>
                    </Geocode>
                </Address>
                <Phone>
                    <AreaCode>727</AreaCode>
                    <Prefix>555</Prefix>
                    <Suffix>1212</Suffix>
                </Phone>
            </SalesOffice>
            <DrivingDirections>Take I-10 north to exit 254, 20mi north of I-19 split. Signs direct you to Sundown Ridge on
Roundabout Way, 2nd on the right.</DrivingDirections>
            <SubAmenity Type="Clubhouse">1</SubAmenity>
            <SubAmenity Type="GolfCourse">1</SubAmenity>
            <SubAmenity Type="Park">1</SubAmenity>
            <SubAmenity Type="Tennis">1</SubAmenity>
            <SubAmenity Type="Views">1</SubAmenity>
            <Service Type="HOA">
                <ServiceName>Sundown Ridge Residents Association</ServiceName>
```

```xml
                    </Service>
                    <Utility Type="Electric">
                        <UtilityName>Tucson Gas &amp; Electric</UtilityName>
                    </Utility>
                    <SubDescription>A private resort community for today's active adult.  Sundown Ridge includes a world-class golf course, open green belts and nature trails, parks, community pool and more.</SubDescription>
                        <!-- A subdivision banner image url example-->
                    <SubImage Type="SubdivisionBanner" SequencePosition="1" ReferenceType="URL">http://www.sunsetvista.com/comms/SundownRidge/SRBanner.jpg</SubImage>
                        <!-- Subdivision video link example -->
                    <SubVideoTour SequencePosition="1" Title="Community Overview">http://www.newretirementcommunities.com/SundownRidge/videos/CO1.avi</SubVideoTour>
                    <SubVideoTour SequencePosition="2" Title="Tour of the Grounds">http://www.newretirementcommunities.com/SundownRidge/videos/TG1.avi</SubVideoTour>
                    <OpenAmenity Type="HealthAndFitness" SequencePosition="1">Large, natural-growth wooded park with paved walking trails</OpenAmenity>
                    <OpenAmenity Type="HealthAndFitness" SequencePosition="2">Spacious Tennis Courts with on-site Pro Instruction</OpenAmenity>
                    <OpenAmenity Type="HealthAndFitness" SequencePosition="3">18-hole golf course designed by Arnold Palmer</OpenAmenity>
                    <OpenAmenity Type="CommunityServices" SequencePosition="1">Well-appointed and centrally-located clubhouse</OpenAmenity>
                    <OpenAmenity Type="LocalAreaAmenities" SequencePosition="1">Views of nearby Horseshoe Crab Bay</OpenAmenity>
                    <OpenAmenity Type="LocalAreaAmenities" SequencePosition="2">Hourly shuttles to the Horseshoe Crab Bay shopping &amp; entertainment district</OpenAmenity>
                        <!-- Subdivision Testimonial examples-->
                    <Testimonial SequencePosition="1" Attribution="Jim S.">&quot;Sundown Ridge has it all - beauty, convenience, and homes that fit my lifestyle!&quot;</Testimonial>
                    <Testimonial SequencePosition="2" Attribution="Jane H.">&quot;Living at Sundown Ridge enabled my husband and I to have the independent lifestyle we wanted.&quot;</Testimonial>
                    <Testimonial SequencePosition="3" Attribution="New Florida Gazette">&quot;Sundown Ridge is one of best-appointed new construction retirement communities in the region.&quot;</Testimonial>
                    <PlanCount>0</PlanCount>
                </Subdivision>
            </Builder>
        </Corporation>
</Builders>
```

6. Rich Media standards

BDX believes that a consistent, rich visual experience is vital to its portrayal of new-home products and for creating qualified consumer leads for its builder clients – listings with images and videos create a multiple of qualified sales than those without.

Note: Builders are strongly encouraged to submit sample floorplan and elevation images during the setup process so that any possible image-processing issues may be identified prior to the first "production" data load. Videos are supported, and builders are strongly encouraged to submit them for maximum marketing effect. Videos will be hosted by BDX servers. Please refer to the section on Video Standards.

Note: Query-based image URLs – any URL containing "?", e.g. http://www.somebuilder.com/imageloader?planABC – are not allowed.

Summary of guidelines

Images and videos must be referenced within the data file. Multiple elevation and floor plan images per home plan are encouraged – refer to the schema for sequencing.

Image types. The following image types may be sent; see below for more details.

1. **Brand logo.** "Medium" and "small" representations of builder logo.
2. **Subdivision.** Photograph or drawing of community features, entrance, local amenities, maps, lots, nearby attractions, and so on.
3. **Sales Agent.** Photograph of sales office agent.
4. **Front Elevation.** Photograph or drawing of the exterior of a home plan or model/spec under construction.
5. **Interior.** Photograph or drawing of the interior of a home plan or model/spec under construction.
6. **Floor Plan.** Scaled drawing of layout of rooms, entrances, etc. for each floor of the home; may have items not-to-scale. Typically not a blueprint, but an artist-simplified version of same.

Multimedia types. The following multimedia types may be sent. They can consist of marketing video files that will be hosted by BDX, links to external sites (including your own site) to pages where a tour will play in a new window, or interactive media specific to Architect Series products.

1. **Virtual tour.** "360-degree" panoramic images – possibly several to cover multiple angles of a single home, usually requiring a special viewer application.
2. **Plan viewer.** Interactive application of vector-based floorplans, elevations, etc.
3. **Subdivision video file.** A marketing video, viewable on our sites and next to your listings, showing community features, builder history, customer testimonials, etc. See section below on video guidelines.
4. **Subdivision video tour. (Recommend using file (#3, above) instead of a link) A link to** marketing video showing community features, builder history, customer testimonials, etc. See section below on video guidelines.
5. **Plan video file and Spec video file.** A marketing video, viewable on our sites and next to your listings, showing home features, walkthrough, tour, etc. See section below on video guidelines.
6. **Interactive Media (Architect Series products only).** Embedded, or links to interactive media content that will be displayed within Architect Series products.

Image sizes. BDX research has consistently shown that high quality images are critical to the performance of listings and other products. Therefore, images (both photographs and drawings) should be rendered in high resolution.

Subdivision, elevation, interior, and floor plan images should be a minimum of 1280 pixels wide, with 1920 pixels being preferred. Do not provide images larger than 2560 pixels wide or larger than 15MB in file size.

The height and aspect ratio of the images depends on the application. For NHS.com, a 16:9 ratio is preferred (e.g. 1920x1080). For WebArch, a 3:4 ratio is preferred (e.g. 1920x1440).

Where needed (typically for thumbnails), BDX will scale and/or crop the image in order to display it properly. Therefore, BDX highly recommends that all subdivision, elevation, and interior images be composed so that the edges of the image can be cropped without impacting the content presentation:

For an image with a 4:3 aspect ratio, up to ~7% of the sides and ~14% of the top and bottom could be cropped on NewHomeSource.com.

For an image with a 16:9 aspect ratio, up to ~17% of the sides and ~4% of the top and bottom could be cropped on NewHomeSource.com.

In addition, once cropped and scaled, in some applications graphics (such as next/previous controls in a carousel, or a "favorite" icon, etc.) are overlaid on top of subdivision, elevation, and interior images, typically around the edges of the image.

See the sections below for more specific details. Logo and agent images have different requirements.

Image content. Please **do not** include any text in images (except, of course, in a builder logo). Because of the scaling and cropping described above, this text will not be readable and will interefere with overlays.

Also, please **do not** send placeholder images which state "no photo available", animated or multi-frame images (e.g. animated GIFs), or multi-page PDF files. These are not allowed and *will be removed by BDX.*

Image formats. Images must be submitted in one of these formats: GIF, JPG, TIF, PNG, SVG, or a single page PDF. Image files should not be larger than 15Mb in size each.

For best results:
- Send **drawing-type** (line illustration) images using **SVG**, **PNG** or **GIF** format (we recommend using the SVG format only for floor plans)
- Send **photorealistic** images (photos or full-color renderings) using **PNG or JPG** format
- Send **builder logos** using **PNG**, **GIF**, or **JPG** format

Image text: Titles and Captions. The NHlist schema allows you to include **Titles** (short, standalone descriptions) and **Captions** (lengthy descriptions) for most types of images. We encourage builders to include titles and/or captions whenever possible, with these recommendations:
- Don't send the **same string for both** Title and Caption; they are designed to appear simultaneously in some cases (Title takes precedence in other cases)
- If you use **only one string** to describe an image, use just the Title attribute if the string is short (under 100 characters); if it is longer, use just the Caption attribute
- Always include enough **contextual information**, e.g. send "Elevation A", not just "A"
- Don't include **unnecessary text** like "Image", e.g. send "Master Bedroom", not "Master Bedroom Image"
- Don't **repeat other listing data** such as plan/subdivision names if they don't uniquely describe the image; e.g. don't send "Plan ABCD" to describe an Elevation image, send "Front Elevation" instead (the user will already know they're looking at detail for Plan ABCD)

Rich media, videos, etc. Video productions can be sent via URL or filename.
BDX servers will need access to these video URLs and will be downloaded for processing. Once processed your videos will be hosted by BDX servers and will be played within the website for a richer user experience.

Brand logo images

The brand logo is critical for representing the builder's identity. Logos should be provided in two sizes, "medium" and "small" in the following dimensions:

Logo size	Width	Height	File size
Medium	200 pixels	65 pixels	10Kb (max)
Small	60 pixels	30 pixels	4Kb (max)

In addition, if the builder participates in **TrustBuilder Ratings & Reviews**, a logo should be provided to your BDX representative that is 440 pixels wide by 190 pixels tall.

Logos should have a white (#FFFFFF) or transparent background. Logos that are not the appropriate size will be scaled to fit and centered in the rectangle where the logo is displayed.

For best results, provide the logo in in SVG format, but PNG, GIF or JPG is acceptable. Animation is not allowed.

Contact your BDX representative if you require assistance producing logo images.

Subdivision images

Driving Directions Map. The Driving Directions Map image allows you to override the default map image displayed on certain marketing channels when a customer requests driving directions. Only one such image is permitted per subdivision.

Subdivision Banner (only supported on Architect Series products). The Subdivision Banner image allows you to display a wide-aspect "splash" branding image when introducing a subdivision to consumers. This image type is only supported on Architect Series products. Some examples of visuals recommended within this image include:

- Community logo, esp. "burned onto" a photographic image
- A prominent amenity, e.g. golf course or community center
- Unique home feature(s), e.g. solar panels

Note: unlike other image types, the Subdivision Banner should be built to 300 pixels x 400 pixels wide. Only one such image is permitted per subdivision.

Lot Map. The Lot Map shows the layout of the subdivision, including lots, amenities, nearby attractions and more. You can have more than one lot map per subdivision. *Note:* Lot maps should be high resolution (at least 1920px wide) because some applications allow the user to zoom into the map.

Accreditation Seal. Logo or seal of Accreditation to display on community details and home details page.

Sales Agent Photo. Headshot of local community sales agent. 400px width x 600px height is recommended. Note, agent photos are only displayed on Architect Series products.

Preferred Subdivision Image

A preferred community image will feature prominently on community result and detail pages.
This image can be specified from provided Standard subdivision, elevation, and interior images. Only one image per community may be designated as preferred.

"Composite" images (images containing multiple thumbnails) should not be designated as preferred subdivision images.

Elevation images

The front-elevation image is critical for representing real estate products, and all builders are strongly encouraged to have *at least* one elevation image for every home listing.

- For **plans**, BDX prefers an illustrated artist rendering or model photograph, in color if available.
- For **specs** (homes under construction, including models for sale), BDX prefers a photograph representing the actual home under construction, or a model with a similar exterior elevation. If none is submitted, the associated plan image(s) will be used.

Front elevation requirements. Elevation images submitted for a plan or spec home must be prepared according to the following guidelines:

- *Home should fill the active area.* Best feature(s) should be visible in the largest, central portion of the image area. (Remember that the edges of images may be cropped, especially in thumbnails.)
- *No borders or diffuse edges.* Image should be continuous edge-to-edge photo, or have a continuous white background if it is a drawing.

- *No overprinting.* Elevation image must not have any overlaid elements such as logos or text (no overprinted copyright notices).
- *No animation.* Images must be static only.

Warning: Multiple-elevation composites are discouraged. At this time, the BDX marketplace promotes a single Primary elevation to display as the default image for a home. This elevation image will display as a thumbnail during searches and is also displayed when a consumer saves a home record for later use. Therefore, "composite" images displaying multiple-elevation options must **not** be sent as the primary elevation image for a home. One elevation must be isolated as the primary elevation and sent as the first image in the sequence.

Floor Plan images

After interior and exterior images, floor plans are the most impactful shopper content. It's important to provide high quality floor plan images that can be printed or zoomed into by the user following these guidelines:

- Images should be high resolution, at least 1600 pixels wide. Use SVG or PNG files where possible; avoid lossy formats like JPG.
- Use a single image per floor (or just one image); it's confusing to the user if there are individual images for each possible option. Use the SequencePosition attribute in the schema to indicate the order the images should be shown.
- Text should be simple and easy to read when scaled in or out; ornate fonts are discouraged.
- Use of color is encouraged, but keep in mind users who may print in grayscale or those who are colorblind.

Virtual Tour URL

A virtual tour is an interactive application (usu. in Flash or Java) for viewing "immersive" panoramas of photos, typically used to represent the interior or exterior of a new (model) home.

A virtual tour is identified by URL only -- the builder (or designated hosting provider) is responsible for hosting traffic to this type of media. Only one virtual tour URL per home is allowed.

Plan Viewer URL

A plan viewer is an interactive application (usu. in Flash or Java) for viewing "rich vector" drawings of floor plans and/or elevations, usually allowing users to "select" standard plan options and visualize their effect on the plan drawing and/or elevation. It may also include functions for customized printing.

A plan viewer is identified by URL only -- the builder (or designated hosting provider) is responsible for hosting traffic to this type of media. Only one plan viewer URL is allowed per plan.

Video URL and Video Guidelines

NewHomeSource offers playback of community or home videos. These are actual videos of the community or plan highlighting its features and amenities. These videos are fully integrated within the NewHomeSource website pages.

This section offers some guidelines on how to optimize your upload. These guidelines are similar to guidelines published by YouTube. This was done in case the builder needs to publish their content on YouTube as well.

Videos can be provided by either specifying video URLs or filename uploads using FTP.

Video import formats

Movie length:
-   Recommended maximum video length: 10 minutes.
-   Maximum supported upload size: 2Gb

Incoming size (preferred dimensions):
-   640x480 (4:3 ratio, aka standard/NTSC/480i)
-   880x480 (~16:9 ratio, aka widescreen)
-   Sizes up to 1920x1080 (full HD) also supported
-   1280x960 or 1280x720 is the best size for HD because 1920x1080 requires very high bit rate.

Incoming file formats:
-   Preferred: H.264
-   Other formats supported refer to the table mentioned previously.

Incoming bit rate:
-   Preferred: 4000Kbps
-   Rates up to 6000Kpbs also supported

Incoming scan type:
-   Preferred: Progressive scan, de-interlaced
-   Interlaced content also supported

Youtube and vimeo formats.
-   Minimum recommended resolution is 480P.

Reference Link: https://blog.brightcove.com/en/2011/01/how-encoding-settings-quality-hd-video-delivery

Optimizing your video uploads

BDX offers the option to view content in high definition with 1080p resolution — when the source upload supports it. In order to upload videos in high definition, see the tips listed below.
In general, for best upload results, ensure your video and akoo9oudio lengths are the same. If you're using an editing package, make sure that the file you upload to BDX does not have edit lists.

How to upload widescreen videos
•   **Originals, Please!** - The less a video is re-encoded prior to uploading, the better the resulting BDX video quality. We encourage you to upload your videos as close to the original source format as possible, with a minimum of intermediate re-encoding steps. Each re-encoding can generally degrade the quality of your video and may create some specific problems which we'll address below.
•   **Frame Rate** - The video frame-rate should be the same as the original where possible. For film sources, a 24 fps or 25 fps progressive master yields the best results, while videos that have had a re-sampling transfer process applied — i.e. a Telecine pulldown — often result in a lower quality video.
•   **Resolution** - High-definition videos are the preferred format for ingestion which result in BDX videos of the highest quality currently available. It also means your video can be upgraded as new formats are developed on the site.
•   **Testing** - Since there is no facility to re-upload videos, it's important to test that your audio and video quality are satisfactory before you release your video publicly onto BDX.

- **Aspect Ratio** - The aspect ratio of the original source video should always be maintained when it's uploaded: Uploaded videos should never include letterboxing or pillarboxing bars.

The BDX player automatically adds black bars so that videos are displayed correctly without cropping or stretching, no matter the size of the video or the player. For example, the player will automatically add vertical bars (pillarboxing) to 4:3 videos in the new 16:9 widescreen player size. If the player is re-sized (i.e. when embedded on another website), the same process takes place so that 16:9 videos are letterboxed (black bars top and bottom) when the player is sized to 4:3. Similarly, anamorphic videos will be automatically letterboxed when shown in either 16:9 or 4:3 sized players. The player can only do this if the native aspect ratio of the video is maintained.

If letterboxing is added to a video before it is uploaded (i.e. in the case of creating a 4:3 video from a 16:9 master), the widescreen player will add pillarbox bars too, resulting in black bars all around the video (windowboxing) and a bad viewing experience.

Interactive Media Types

BDX encourages you to provide engaging interactive content, which often leads to a more immersive consumer experience.

Interactive media can be linked to or embedded within the NewHomeSource platform and Architect Series products. BDX supports providing the following interactive types at the community, plan, and spec levels:

At community Level:

- Cutaway
- Exterior Changer
- Interactive site plan
- Room Changer

At plan and spec Level:

- Cutaway
- Exterior 360 View
- Exterior Changer
- Interactive Floorplan
- Room Changer

Use the below descriptions and examples to identify your interactive media types:

1. **Interactive Cutaway**
    - This media type can be defined at the community level to showcase features common to all homes within a community. Define at the plan or spec level if features are specific to a particular home.

2. **Exterior 360 View**
    - Illustrate the external features of your home
    - Highlight surrounding area by showing the home in context of the community features

3. Exterior Changer

- Provide the flexibility to showcase a variety of option configurations
- Customize roofs, shutters, and other exterior options
- This media type can be defined at the community and home level
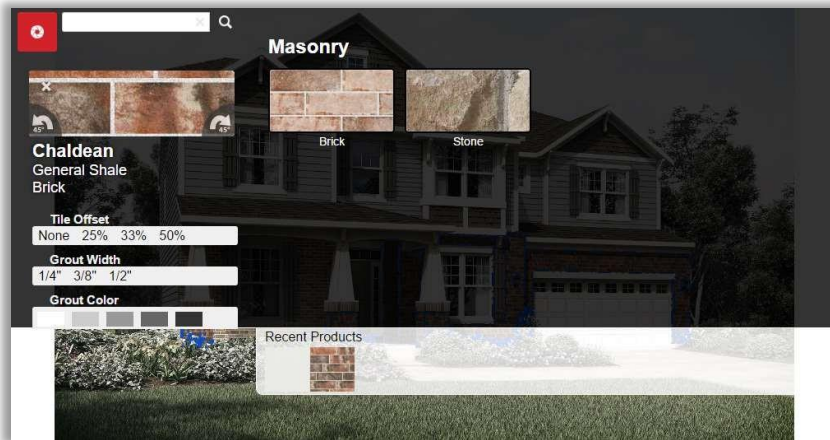
4. Interactive Floorplan

- Bring your rich media floor plans to life

5. Interactive site plan

- Don't overlook this huge selling feature that gives consumers the context of exactly where their new home will be located

6. Room Changer

- Provide the flexibility to showcase a variety of option configurations
- Customize kitchens and other room features
- This media type can be defined at the community and home level in BDX Live
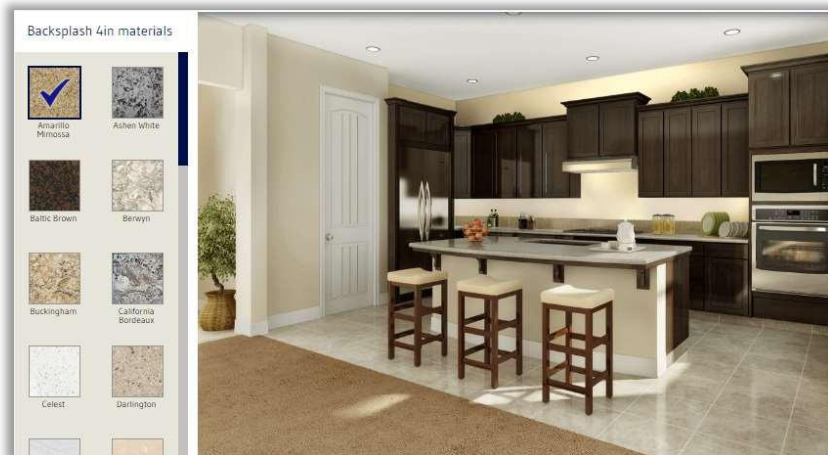
7. Virtual Walkthrough

- Interactive virtual tours give your buyers total control of their new home "walk-through" even before your homes and communities are built. Full interior 360 degree viewing of a virtual home provides a truly immersive experience
- Examples of these tours include Matterport tours
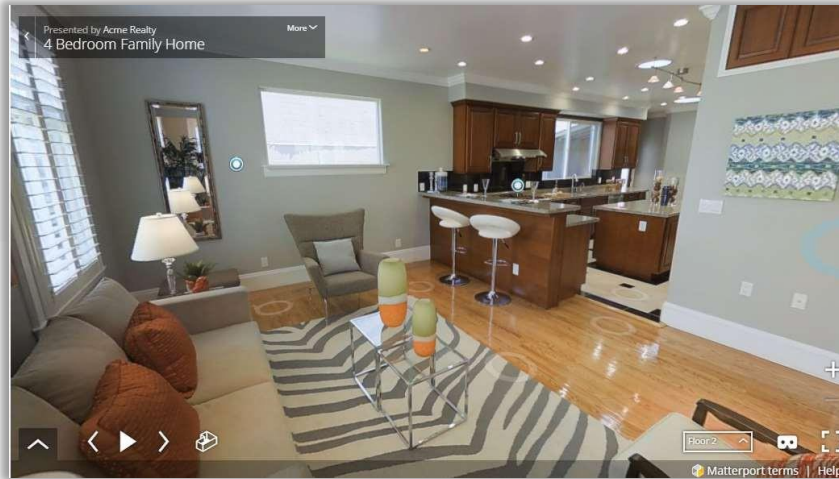
Copyright

Important: *By submitting media references to BDX, builder assigns a reproduction right and, in so doing, affirms that it has sufficient ownership to transfer such copyright privilege.*

All home images, brochures and videos referenced in the data file, once downloaded, become property of BDX and may be used to represent the builder's product offering in BDX applications, including third-party listing partners.

Contact your BDX representative for additional information about preparing images.

7. Marketing channels

Builders Digital Experience publishes a number of new-home search products, and maintains business relationships with additional real-estate marketplaces. By exporting your subdivision and home listings via BDX's NHlist schema, you may be able to expand the reach of your new home listings to a broad variety of homebuying audiences, while benefiting from substantial savings on production costs.

Contact your BDX representative for more details on any of the channels listed below; this list is subject to change. (Please note that some marketing channels may require additional listing fees.)

NewHomeSource

Launched in 2001, NewHomeSource is the homebuilding industry's premier new-home listings platform.

The primary website for this channel is at http://www.newhomesource.com/.

NHS network. The NHS network includes private-label and data-syndication partnerships with other real estate websites serving a wide range of consumer markets. Such partners include, at the time of writing:

- Major newspapers around the United States
- https://www.casasnuevasaqui.com/

Contact your BDX account executive for more details on these and other listing services.

8. Frequently Asked Questions

Q: Is the order and case of entities significant?
A: Yes. Per the XML Schema (XSD) standard, elements are required to be sent in the *order* outlined in the schema. Case for both element- and attribute-names is also significant.

Q: Must I include all elements specified in the schema?
A: No. You need only include those elements which are specified as *Required*. *Optional* elements can be added at a later date, when the data becomes available. Items specified as *Recommended* are optional, but strongly encouraged – if left blank, they may affect NHS search results and thereby cause lower lead-conversion for your listings.

In general, you should include all elements for which values are *known*. If values are unavailable or unknown, do not include the element.

Q: Do I need to include all attributes for a given element?
A: No. Only attributes which are indicated as Required must be included.

Q: Must I validate my XML files against the XSD schema file?
A: Yes. Your file will be rejected if it does not validate against the NHlist XML Schema file (XSD).

Before submitting your first file for testing, you must validate it against the most-recent NHlist XSD with an XML Schema-compliant validator. (BDX recommends latest version of Altova's XML Spy IDE or MSXML parser from Microsoft)

Once regular feeds are in production, routine XSD validation is strongly recommended in order to identify and correct errors before submitting your data. Contact your BDX representative for assistance with validation.

Q: Should I generate the corporate builder number?
A: Yes. Generally, the **corporate builder number** should include the organization name. This will enable us to identify the builder the feed refers to.

Q: Must I send builder/subdivision setup data within my XML instance file, or can it be entered/maintained manually?
A: Yes, you must include all available builder/subdivision data with every feed. Whenever your file is loaded, it will update all existing data associated with your listings (wherever allowed). It is *not* possible to send a "partial" feed and maintain the rest of your information manually (feed augmentation is not supported).

Q: How do I deactivate a subdivision's listings?
A: Remove its corresponding <Subdivision> node from your feed. Its associated plans and specs will be deactivated, and the subdivision will be flagged as deactivated.

Q: How do I suppress displaying Plans as "available" in a close-out subdivision?
A: If only Spec homes are available in the subdivision, set the <PlanNotAvailable> element to 1 (true) for all plans. The specs will continue to inherit Plan description information, but a Plan listing will no longer be displayed to consumers.

Q: What is the purpose of the "OutOfCommunity" attribute for a sales office Address? What should SubAddress be used for?
A: Some builders use a centralized, offsite sales office to service multiple subdivisions, and have no sales model or "trailer" physically located within the subdivision(s) offered for sale. If this is the case, set OutOfCommunity="1", then use the <SubAddress> element to provide a street address for the community (e.g. development address) so that the property can be plotted on a visual map.

In the most-common case, where a sales office does exist within the subdivision itself, use <Address> only, and set its attribute OutOfCommunity="0".

As of NHlist 2.0, this is also useful for BuildOnYourLot (BOYL) subdivisions: If the BOYL sales office is in a different market than the BOYL program itself, set <Address OutOfCommunity="1"> and then use <SubAddress> and set the <SubCity>, <SubState> and <SubZIP> to be within the market where the BOYL listing should be displayed.

Q: How do I provide a Canadian SalesOffice, Subdivision, or Spec home?
A: Place the 7 character Canadian postal code in the Zip element for either your SalesOffice, Subdivision, or Spec home, and two character Candadiain provice code in the corresponding State element.

Q: Can I provide Self Guided Tours from a different vendor than UTour **A:** No. Currently BDX supports UTour.

Q: Which attributes are required for an elevation, floorplan or interior image?
A: You must populate the **SequencePosition** (1 .. n) and **ReferenceType** (URL, Filename) attributes. Title and Caption are optional. e.g. these are acceptable image references:
```
<ElevationImage SequencePosition="1" ReferenceType="URL">
   http://www.builder.com/images/ABC_elev1.gif</ElevationImage>
<ElevationImage SequencePosition="2" ReferenceType="URL">
   http://www.builder.com/images/ABC_elev2.gif</ElevationImage>
```

Q: What is the difference between providing content via a URL versus a filename?
A: Brochures, promotions, events, green programs, and agent policy information can be provided by either referencing them via a URL or a filename. If a URL is provided, BDX will direct the consumer to the URL. Alternatively, a file can be placed in the FTP folder where you currently post your XML file. In this case, the filename attribute/element should contain the corresponding filename.

Q: I am referencing images as URLs. What happens if BDX cannot locate them?
A: You should regularly check your references to make sure they haven't changed – if they have, you should send the new location, or set up a redirect on your image server so that BDX can pull the updated file. Image references which cannot be resolved will be suppressed.

Q: I have different or additional enumerated values, e.g. for room types. Can I send these in my XML feed?
A: No. Values not defined within the schema will not be displayed by current BDX products, and may fail XML Schema validation as a result. Contact your BDX representative with information about your business model so that data suggestions can be reviewed for future revisions of the schema.

Q: I have different or additional attributes or elements which I would like to send. Can these be included in my XML feed?
A: No. Sending "extra" XML entities not specified within this schema will cause the feed to be rejected as invalid. Contact BDX with your suggestions for revising the schema.

Q: What are the most common errors?
A: In our experience, these are most likely to cause errors when BDX attempts to import records:

- Failure to validate against the NHlist XSD file (file is not valid per the XML schema).
- Duplicate BuilderNumber values among Builders (divisions).
- Duplicate SubdivisionNumber values among Subdivisions for a given Builder.
- Duplicate PlanNumber values among Plans in a Subdivision.
- Duplicate SpecNumber values among Specs in a Subdivision.
- Failure to provide Required elements and values.

Q: How do I know what errors have occurred when the XML feed was processed?

A: After your XML file is processed, BDX will create an error file that lists out the various errors that occurred. BDX can send the error file by email or FTP; contact your account representative to ensure that you are receiving error files.

Q: Can I use HTML when defining descriptive elements?
A: No. HTML is not supported by BDX. Including HTML in your feed may produce undesirable results.

Q: What is the difference between SubVideoTour and SubVideoFile?
A: See below:

The **SubVideoTour** element is used to supply links to video or multi-media tours (i.e. 360 degree tours) and only accepts URLs; and the consumer sees only links to these "tours" on your listings with us.

The **SubVideoFile** element is the recommended method of sending up to 10 videos. Builders are allowed to use URL or filename and this method results in playable video right next to your listings on our sites. Youtube and Vimeo videos should be provided using this element.

Q: Can videos be sent in the feed as a URLs?
A: Video URLs are supported in the xml feed. BDX servers will need access to these video URLs and will be downloaded for processing. Once processed, your videos will be hosted by BDX servers.

Q: What video formats do you support?

A: See below for short version of the video specs supported.

Movie length:
- Recommended maximum video length: 10 minutes.
- Maximum supported upload size: 2Gb

Incoming size (preferred dimensions):
- 640x480 (4:3 ratio, aka standard/NTSC/480i)
- 880x480 (~16:9 ratio, aka widescreen)
- Sizes up to 1920x1080 (full HD) also supported
- 1280x960 or 1280x720 is the best size for HD because 1920x1080 requires very high bit rate.
- Reference Link: https://blog.brightcove.com/en/2011/01/how-encoding-settings-quality-hd-video-delivery

Incoming file formats:
- Preferred: H.264
- Other formats supported Refer to the table mentioned previously.

Incoming bit rate:
- Preferred: 4000Kbps
- Rates up to 6000Kpbs also supported

Incoming scan type:
- Preferred: Progressive scan, de-interlaced
- Interlaced content also supported

Youtube and vimeo formats.
- Minimum recommended resolution is 480P.

Q: How long does it take for our videos to show up on the site?
A: Videos will need to be uploaded to BDX video servers and processed. Under normal load, it can take anywhere from 1-3 days to process videos depending on the quantity, size and quality of the videos that

need to be processed. Once processed, your videos will be hosted by BDX servers but they will be optimized for viewing by consumers on the internet.

Q: What is the difference between providing home virtual tours and interactive floorplans using the Plan/SpecImages VirtualTour and PlanViewer elements respectively versus using the InteractiveMedia VirtualWalkthrough and InteractiveFloorplan elements?
A: Media URLs provided using the PlanImages or SpecImages VirtualTour and PlanViewer elements will be shown as links on NewHomeSource and will open in a new browser tab. Media URL's provided using the Interactive Media VirtualWalkthrough and InteractiveFloorplan elements will be embedded into the NewHomeSource media gallery.

Q: Can I provide unsecure media URLs within the InteractiveMedia elements?
A: Yes. However, unsecure media (beginning with http://) will only show as links on the NewHomeSource platform. Secure content (beginning with https://) will be embedded onto community and home detail pages on NewHomeSource.

Q: How should I include embed codes within <SubInteractiveMedia>, <PlanInteractiveMedia>, and <SpecInteractiveMedia> elements?
A: Embed codes are only displayed on Architect Series products and are not supported on the NewHomeSource platform. Embed codes typically contain HTML markup (iframes, flash embed code, etc). Any XML special-character entities will need to be transformed per the below table, or enclosed in a CDATA element.

Character	Common name	Transform to
<	less-than sign	`<`
>	greater-than sign	`>`
&	ampersand	`&`
"	quotation mark	`"`

Q: What type of content can be used for agent policies?
A: That is at your discretion, but this typically outlines the procedures designed to enable the agent and you to work in partnership under common guidelines throughout all phases of the purchasing process. It can include details about showing, buyer registration, communication, contract, compensation and disputes, among other things. This can be a formal policy or simply a web page with basic information on these topics. This only appears on New Home Source Professional.

Q: What is an Agent Co-op and Partner pact?
A: BDX's "Builder-Agent Partnership Pact" displays to real estate agents on New Home Source Professional. The Pact is a non-binding standard cooperation guideline developed by BDX to indicate that you support a mutually beneficial relationship with agents and their buyers. If you choose to adopt the pact, it will appear with your listings on NewHomeSourceProfessional.com. This will give agents confidence that they can work with you in a mutually beneficial manner, and may result in an increase in agent leads for your team.

Q: What type of content can be used for agent buyer registration form?
A: This is your standard form for agents to register their buyers and secure representation in the event of a sale. The form is at your discretion, but among other things, it can include fields to collect agent information (name, broker, contact info) and buyer information (name, contact information), as well as a place for agent signature.

Q: Can agent incentives be included in the commission field?

A: No. The commission field should reflect your standard compensation percentage for agents. We recommend using the agent promo type to communicate incentives that differ from your normal commission percentage. Note that commission information and agent promotions only appear on NewHomeSourceProfessional.com.

Q: Are BasePrice and SpecPrice elements required.

A: BasePrice and SpecPrice are required for homes to display on the BDX network of sites. Note, if these elements are missing or contain a zero, the corresponding home will still display on Architect Series products.

Q: How are Hot Homes configured?

A: Plans or specs can be set as hot homes to market home-level promotions or to highlight specific homes within a community. A total of two homes per community may be identified as a "Hot Home" by using the HotHome and SpecHotHome elements (the following combinations are supported: 2 Plans or 2 Specs or 1 Plan and 1 Spec). Note that a title is required to give the consumer an understanding why this home is marked as "hot". A description can be added for further explanation, but is not required.
Deprecation of the Hot Homes field will occur by December 2024.

9. General guidelines

Based on BDX's experience with builder feeds, these guidelines are offered to assist the XML integration process:

1. **Validate file feed every time prior to uploading it to our database.**

2. **One and only one file feed should be FTP'ed per day.** If two files are FTP'ed to us at the same time, it may lead to some erroneous data to be displayed on the web site. If you absolutely need to submit a second file feed within the same day, you must contact your BDX account manager first.

3. **Do not change the CorporateBuilderNumber or BuilderNumber.** Our database will not recognize this change, and it will create a new builder division rather than changing the number.

4. **Do not change the SubdivisionNumber of a subdivision.** Our database may not recognize this change, and it will create a new community rather than changing the number.

5. **If you change the SubdivisonName in the data feed, let your BDX account manager know.** When you first send a new subdivision, it is uploaded to our database with that SubdivisionName and SubdivisionNumber. After it is set up, our database no longer considers the SubdivisionName in the file feed and only matches it to the SubdivisionNumber. Therefore, if a SubdivisionName is changed in the feed, it won't automatically be updated.

6. **Do not change PlanNumber or SpecNumber from feed to feed.** If you change these numbers, our database will automatically delete the old listing and load the plan or spec as a new listing. This causes issues for consumers on the NewHomeSource platform. Also, loading new plans needlessly overpopulates our database, which could eventually lead to a database issue.

7. **New ZIP codes may take time to update.** On a quarterly basis, BDX updates all the ZIP codes in our database. There is a chance your file feed can contain a new ZIP code that we did not pick up in our previous update. If your file feed contains a new subdivision with a ZIP code new to our database, it will take up to 8 business days to add that ZIP code to our database and for that new subdivision to appear on NHS.

8. **Inform your BDX account manager before making any major changes to your data feed.** Examples of "major changes" include:

    a. Moving a large number of subdivisions to a newly created builder division.

    b. Adding new optional data elements.

    c. If you are producing a file feed from a new database on your end.

    d. Any other similar large changes to your file feed.

    Before you apply major changes to your production feed file, we will need you to provide us with a *test* feed with the new changes. (This file must be kept separate from ongoing production feeds.) Contact your BDX account manager by email and arrange to deliver a test feed file; once this has been loaded and confirmed acceptable by BDX, you can then incorporate those changes into your production process.

9. **Common feed-change problems.** Here is a list of the most common issues that occur when a builder makes major changes to their file feed:

    a. Feed is not well-formed XML.

    b. Feed does not validate against the NHlist XML schema.

    c. Reference to NHlist XSD is included at the top (should be omitted).

    d. CorporateLeadEmail is the same as DefaultLeadEmail.

    e. BuilderNumber, SubdivisionNumber, PlanNumber or SpecNumber are duplicated.

    f. URLs to images are invalid.

g.   Exterior and Interior images are mislabeled.

h.   Feed has an "Image Not Available" image supplied.

i.   Characters in the feed are not UTF-8.

j.   BrandLogo_Med and BrandLogo_Sm images are too large.

k.   Invalid or inappropriate text in BrandName.

l.   SpecNumber, PlanNumber or SubdivisionNumber values being changed in every feed.

m.   Price of Specs and Plans are < \$40,000 or > \$20,000,000 (out of bounds).

n.   Invalid Latitude or Longitude values.

o.   Invalid or inappropriate CorporateBuilderNumber.

p.   Descriptive elements contain HTML, which is not supported by BDX.

10.   Comments

This schema recommendation succeeds only if it helps homebuilders with their data management needs and ultimately enables them to reach new markets, construct and sell more homes – and increases their base of satisfied customers.

NHlist is routinely refined as the needs of the homebuilding market change – we welcome the input of our industry partners and encourage them to share their expertise as part of this process.

Please contact us with your comments:

support@builderhomesite.com

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Appendix A: Standard definitions

Following are definitions generally followed by BDX throughout its schema.

Builder. A builder is a corporation which builds homes for sale to consumers. At this time, builders are limited to displaying properties for sale in the United States only.

Divisions are functional or legal organizational units which are owned by a parent builder; each is also considered a builder to simplify data file organization. They may be subsidiary companies (e.g. Milburn Homes is a division of DR Horton, Inc.) or divisions used for distinguishing sales territories (e.g. the Dallas division of Continental Homes). Divisions may be branded or unbranded (inherits parent's branding information) depending on how the builder wishes to represent their properties.

Subdivision and (Builder) Community. A subdivision is an area where a specific builder is constructing new homes for sale. Because subdivisions are always tied to a particular builder, these are often referred to by BDX as builder-communities. Subdivisions are often characterized as being of a certain *type* (Master Planned, Gated, Active Adult, etc.), and having certain *amenities* (Golf Course, Trails, etc.).

Plan. A plan (short for floor-plan) is a generalized configuration of rooms into a standard arrangement for a home. A given plan can typically be "reversed" (footprint reflected left-to-right across the depth-axis) without forming a new plan, but this is not required by the schema.

Important: As standard configurations and base pricing can vary dramatically based on location, at this time *plans are defined at the Subdivision level only*. Therefore, if a builder sells an identical plan in multiple subdivisions, the plan details must be copied to each and a unique PlanNumber (e.g. prepended with a Subdivision ID) created for each.

A plan is the key element of a NewHome listing. Properly defined, a plan record can be used to represent many different configurations, and its content can be used to quickly create spec-home listings which are based on that house plan. Plans are generally offered for sale as catalog items, but this is not absolutely required; a builder who exclusively sells homes as specs can indicate that plans should not display as their own listing (by using the PlanNotAvailable element).

Important: Please note that BDX considers differing elevations to be forms of plan options, not distinct plans in their own right. For example, if a builder offers "The Maple" with any of three exteriors, the builder should generally **not** submit them as three plans, e.g. "The Maple A," "The Maple B", and "The Maple C". Instead, the builder should submit a single plan, and take advantage of the elevations feature of the schema to submit the different elevation choices as images. Future extensions of the product will allow for elevation pricing to be taken into account.

Spec. A spec home is a plan under construction at a specific homesite (on a given lot). Generally speaking, spec homes should have estimated move-in availability dates.

Important: spec homes are expected to have definite (postal-complete) street addresses, for display to consumers. This address should be the legal address of the homesite; substituting the address of the sales office is allowable, but discouraged.

Since specs are defined as child elements of a plan, generating listings for spec homes can be very fast if a robust plan record has been created. *This is a key difference between the NewHome approach to listing homes from resale-oriented real estate listings.*

One common spec home found in a community is the sales model, which may be listed for sale as the builder's inventory of lots in that area sells out.

Options. In terms of the NewHomeSource product, options refer to "plan" or "structural" options – predetermined choices which alter the floorplan configuration – as opposed to "design options" such as exterior siding/brick, wallcovering, flooring, etc.

Floor plan options at this time are considered to be one of the following types based on common home-marketing criteria: Bedroom, Bathroom, Garage (# of cars), Living Area, and Basement.

The NHlist schema works best for *additive* options – options which add a determined square footage and price to a base plan.

Note that *Spec homes* typically do not allow for plan options; they are often preconfigured to a particular combination of plan and option(s), if any were selected prior to construction.

Home pricing. Because most new home plans allow for customizations – including design options which are outside the scope of this product – which may alter the final closing price, price is obtained and marketed to a consumer as a "base price". Base price is the builder's closest representation of a home's likely selling price within its community with minimum options.

True base price. Based on best e-commerce practices, BDX encourages builders to use "true base pricing" when marketing their plans and specs. *This is not enforced by the schema, however; price values submitted are at the builder's discretion.* True base pricing encourages prices which

– do not represent selling price as a range, or as a rounded-down number (e.g. nearest $10,000)
– represent a possible selling price for that plan within the community
– include some configuration of standard finish package; there should be no "required" options above the listed BasePrice

Price disclaimer. Whenever prices are displayed to consumers on NewHomeSource, they carry a standard disclaimer that homes are "priced from" the values displayed on the site and that the consumer must contact the builder's sales agent(s) for actual prices. Therefore, builders should not feel unduly constrained by the true base price model.

Square Footage. Similar to price, square footage should be listed as base (finished) square footage for the plan. Unfinished or unheated square footage, such as garages and basements, should generally *not* be included in the listed square footage for the home.

Appendix B: Error messages

(Contact your BDX representative to set an Error Reporting Address to which error files will be sent.)

Level	Error location and message	Resolution steps
File	**The incoming feed could not be validated against the NHlist schema.**	Use an XML validator to check for invalid structure and/or data within your file. *See FAQ section of this guide.*
	Could not validate the Builder and community details for fileID [xxx]	This error occurs for translated feeds ONLY. If the translated feeds differ from the original file sent for translation, this error is generated. Translations.com needs to review this error, fix it and redrop the corrected file.
	No data found for fileID [xxx]	If the translated feed contains an invalid FileID, this error is generated. Translations.com needs to review this error, fix it and redrop the corrected file.
	Audit counts do not match for fileID [xxx]	This error occurs for translated feeds ONLY. If the translated feeds differ from the original file sent for translation, this error is generated. Translations.com needs to review this error, fix it and redrop the corrected file.
Corporation	<CorporateBuilderNumber> **CorporateBuilderNumber cannot be NULL.**	Ensure that a unique string exists for this element, e.g. "ALMCORP"
	<CorporateState> **CorporateState cannot be NULL.**	Ensure that a string exists for this element, e.g. "CA"
	<CorporateName> **CorporateName cannot be NULL.**	Ensure that a string exists for this element, e.g. "Almond Homes Corporation"
Builder	<BuilderNumber> **BuilderNumber cannot be NULL.**	Ensure that a unique string exists for this element, e.g. "A1WEST"
	<BrandName> **BrandName cannot be NULL.**	Ensure that a string exists for this element, e.g. "Almond Homes"
	<ReportingName> **ReportingName cannot be NULL.**	Ensure that a string exists for this element, e.g. "Almond Homes – West Region"
	<DefaultLeadsEmail> **DefaultLeadsEmail cannot be NULL.**	Ensure that an email address exists for this element, e.g. "leads@somebuilder.com"
	<DefaultLeadsEmail> **DefaultLeadsEmail and CopyLeadsEmail cannot be same.**	Ensure that the default email address is different than the copy email address.
	<DefaultLeadsEmail> This email address is already assigned as the CorporateReportingEmail recipient. Therefore, it cannot be re-assigned as a the DefaultLeadsEmail recipient.	Specify a different email address. CorporateReportingEmail must be globally unique; it cannot be reused at the <Builder> level.

Level	Error location and message	Resolution steps
	<CopyLeadsEmail> This email address is already assigned as the CorporateReportingEmail recipient. Therefore, it cannot be re-assigned as a the CopyLeadsEmail recipient.	Specify a different email address. CorporateReportingEmail must be globally unique; it cannot be reused at the <Builder> level.
Subdivision	**Subdivision could not be set ACTIVE on BDX Network. Either there were 0 plans for this Subdivision, or all of the Plan nodes under this Subdivision caused errors.**	Ensure that Plan nodes exist and are valid within this subdivision. *Exception: ComingSoon and BuildOnYourLot subdivisions may be Active without plans.*
	<Subdivision Status="ComingSoon"> **If a price high for a ComingSoon community is included, the price low of at least 40000 must be included as well. "**	For a ComingSoon-status subdivision, ensure that either the price range(i.e PriceLow and PriceHigh attributes) is not mentioned at all OR If one is included, the other must be included. *Either (a) assign Plans (BasePrice used to determine range), or (b) explicitly set values for both the PriceLow and PriceHigh attributes.*
	<Subdivision Status="ComingSoon"> **If a price low for a ComingSoon community is included, the price high of at least 40000 must be included as well. "**	For a ComingSoon-status subdivision, ensure that either the price range(i.e PriceLow and PriceHigh attributes) is not mentioned at all OR If one is included, the other must be included. Either (a) assign Plans (BasePrice used to determine range), or (b) explicitly set values for both the PriceLow and PriceHigh attributes.
	<Subdivision Status="ComingSoon"> **The price low must be at least 40000**	The price low must be at least 40000
	<Subdivision Status="ComingSoon"> **The price high must be at least 40000**	The price high must be at least 40000
	<SubdivisionNumber> **SubdivisionNumber cannot be NULL.**	Ensure that a non-null string value exists for this element.
	<SubdivisionName> **SubdivisionName cannot be NULL.**	Ensure that a non-null string value exists for this element.
	<SubLeadsEmail> **This email address is already assigned as the CorporateReportingEmail recipient. Therefore, it cannot be re-assigned as a SubLeadsEmail recipient.**	Specify a different email address, or remove SubLeadsEmail for this subdivision. *CorporateReportingEmail must be globally unique; it cannot be reused at the Subdivision level.*
	<Address OutOfCommunity="1"> **OutofCommunity flag for the SalesOffice is set to TRUE, but required SubAddress information was not provided.**	Either ensure that a <SubAddress> node with required community address exists for this subdivision, or change the OutOfCommunity attribute to ="0".

Level	Error location and message	Resolution steps
	<State> **Invalid State "ZZ".**	Ensure that state abbreviation matches a USPS 2-char state code.
	<ZIP> **Invalid ZIP "99999".**	Check ZIP code against current USPS data to ensure it is valid.
	<Phone> **Sales-office Phone number must be 10 digits.**	Ensure that 10 digits exist: area code (3 digits), prefix (3 digits), and suffix (4 digits).
	<SubState> **Invalid State "ZZ".**	Ensure that state abbreviation matches a USPS 2-char state code.
	Invalid Sales office State "ZZ"	Ensure that sales office state abbreviation matches a USPS 2-char state code.
	<SubZIP> **Invalid ZIP "99999".**	Check ZIP code against current USPS data to ensure it is valid.
	Invalid sales office ZIP "99999".	Check ZIP code against current USPS data to ensure it is valid.
	< DistrictName> **DistrictName cannot be NULL**	DistrictName element under Schools element should not be included if blank or NULL.
	<School> **Elementary, Middle or High cannot be NULL**	Elementary, Middle or High elements under Schools element should not be included if blank or NULL.
	Locking warning: Data could not be updated because it's locked	This warning indicates that data provided in the XML feed was not updated in BDX because a user has chosen to manage it locally via BDX Live.
	<SubAmenity> **SubAmenity type cannot be NULL.**	Ensure that the Type attribute contains an enumerated string value, e.g. "GolfCourse".
	<UtilityName> **UtilityName cannot be NULL.**	Ensure that a string name exists, e.g. "West Atlantic Electric & Gas".
	<SubImage> **Community Image with an extension of PDF, SWF OR BMP is not supported by NHS.**	Ensure that image extensions are either .gif, .png, .jpg, .jpeg, .tif, or .tiff.
	<SubImage IsPreferredImage> **Only Standard SubImages, Elevations, and Interior images can be specified as Preferred.**	Remove preferred designation of images that are not Standard Community, Elevation, and Interior.
	<Promotion> **Only 3 [Agent / Consumer] Promotions are allowed per Community**	Limit promotions to 3 per type
	<PromoHeadline> **PromoHeadline cannot be NULL.**	Ensure that a non-null string value exists for this element.
	<PromoDescription> **PromoDescription cannot be NULL.**	Ensure that a non-null string value exists for this element.
	<PromoDescription> **Promotion URL's should be placed inside the PromoURL element, not the Promo Description element.**	Remove Promo URL from PromoDescription element and place it within the PromoURL element

Level	Error location and message	Resolution steps
	<Event> **Only 3 [Agent / Consumer] Events are allowed per Community**	Limit promotions to 3 per type
	<SubBrochure> **SubBrochure is not PDF**	Ensure that brochure extensions are pdf.
	<MLSName> **MLSName for community does not match the expected data.**	Please ensure MLSName matches exactly with MLS Names listed in the following BDX MLS Guide document: https://www.thebdxlive.com/ExtranetResources/helpxml/helpdocs/BDX_MLS_Name_Guide.pdf
Plan	<PlanNumber> **PlanNumber cannot be NULL.**	Ensure that a non-null string value exists for this element, e.g. "A123". (Must be unique within the parent Subdivision.)
	<PlanName> **PlanName cannot be NULL.**	Ensure that a non-null string value exists for this element, e.g. "The Windermere".
	<BasePrice> **BasePrice cannot be NULL, less than 40000, or greater than 20000000.**	Ensure that a non-null decimal value exists and is within NHS price boundaries.
	<BaseSqft> **BaseSqft cannot be less than 500 or greater than 12000.**	Ensure that square footage value is within NHS square footage boundaries, or else set to null.
	<Baths> **Baths cannot be NULL or 0.**	Ensure that a positive integer value exists.
	<Bedrooms> **Bedrooms cannot be NULL or 0 if <Plan Type> is "SingleFamily".**	Ensure that a positive integer value exists.
	<Garage> **Garage cannot be NULL.**	Ensure that a non-null decimal value exists and is within NHS price boundaries.
	<Garage> **Invalid garage value.**	Ensure number of garages is less than 10 and ends in .0 or .5.
	<Option Type="Basement"> **This plan already has a Basement element attached. Cannot specify another basement as an Option.**	Remove the Basement option, or else remove the <Basement> node. Only one basement can exist for a plan.
	<PlanImages> **Plan/Spec Image with an extension of PDF, SWF OR BMP is not supported by NHS.**	Ensure that image extensions are either .gif, .png, .jpg, .jpeg, .tif, or .tiff.
	<PlanImages IsPreferredImage> **Only Standard SubImages, Elevations, and Interior images can be specified as Preferred.**	Remove preferred designation of images that are not Standard Community, Elevation, and Interior.
	<PlanBrochure> **PlanBrochure is not PDF**	Ensure that brochure extensions are pdf.
	Locking warning: **Data could not be updated because it's locked**	This warning indicates that data provided in the XML feed was not updated in BDX because a user has chosen to manage it locally via BDX Live.

Level	Error location and message	Resolution steps
Spec	<SpecNumber> **SpecNumber cannot be NULL.**	Ensure that a non-null string value exists for this element. (Must be unique within the parent Subdivision.)
	<SpecPrice> **BasePrice cannot be NULL, less than 40000, or greater than 20000000.**	Ensure that a non-null decimal value exists and is within NHS price boundaries.
	<SpecSqft> **SpecSqft cannot be less than 500 or greater than 1200.**	Ensure that square footage value is within NHS square footage boundaries, or else is set to null.
	<SpecBaths> **SpecBaths cannot be NULL or 0.**	Ensure that a positive integer value exists, or remove this element (to inherit values from plan).
	<SpecBedrooms> **Bedrooms cannot be NULL or 0 if <Plan Type> is "SingleFamily".**	Ensure that a positive integer value exists, or remove this element (to inherit values from plan).
	<SpecGarage> **Invalid garage value.**	Ensure number of garages is less than 10 and ends in .0 or .5., or remove this element (to inherit values from plan).
	<SpecCity> **SpecCity cannot be NULL.**	Ensure that a string exists, e.g. "Springfield".
	<SpecState> **SpecState cannot be NULL.**	Ensure that a valid string exists, e.g. "MO".
	<SpecState> **Invalid State "ZZ".**	Ensure that state abbreviation matches a USPS 2-char state code.
	<SpecZIP> **SpecZIP cannot be NULL.**	Ensure that a valid string exists, e.g. "12345".
	<SpecZIP> **Invalid ZIP "99999".**	Check ZIP code against current USPS data to ensure it is valid.
	<SpecImages> **Plan/Spec Image with an extension of PDF, SWF OR BMP is not supported by NHS.**	Ensure that image extensions are either .gif, .png, .jpg, .jpeg, .tif, or .tiff.
	<SpecImages IsPreferredImage> **Only Standard SubImages, Elevations, and Interior images can be specified as Preferred.**	Remove preferred designation of images that are not Standard Community, Elevation, and Interior.
	<SpecBrochure> **PlanBrochure is not PDF**	Ensure that brochure extensions are pdf.
	Locking warning: **Data could not be updated because it's locked**	This warning indicates that data provided in the XML feed was not updated in BDX because a user has chosen to manage it locally via BDX Live.

Appendix C: Change history

DATE	VERSION	NOTES
5/23/2024	7.10	**No required entities added.**
		- Deprecated Tour Providers NterNow and SmartRent for **SpecSelfGuidedTour**
		- Increased SpecLotSizeSqft range to 500 to 50000
		- Updated SpecLotSizeSqft from not only being Architect Series products
8/31/2021	7.9	**No required entities added.**
		- **RVGarage** enumeration added to **PlanAmenity** and **SpecAmenity** elements.
5/30/2021	7.8.1	**No required entities added.**
		ApptScheduler element added to Subdivision level
12/7/2020	7.7	**No required entities added.**
		- Added Spec level **Self Guided Tours**
		- **Canadian** community and home
		- Updated Rich Media section
		- Plans with no pricing supported for **Coming Soon** communities
		- Increased **BrandName** from 30 to 50 characters
		- Increased **PlanBrandName** from 30 to 50 characters
		- Increased **SubWebsite** from 255 to 2,000 characters
		- Increased **PlanWebsite** from 255 to 2,000 characters
		- Increased **SpecWebsite** from 255 to 2,000 characters
		- Increased **Description** from 1,500 to 2,000 characters
		- Decreased **SpecMLSNumber** from 30 to 20 characters
		- Increased **SpecLot** from 20 to 30 characters
		- Allow **Agent** to be repeated up to 10 times, only for Architect Series products.
		- Modified **CommissionBasis** enumerated type from **BasePriceFlat** to **BasePrice**
		- Deprecated **Translate** and **FieldID** attributes within Builders element.
		- Deprecated **HomestoreID** within Builder element.
9/23/2015	7.5	**No required entities added.** All changes are optional for users of the previous schema (7.1).
		General and BDX Network changes
		- Allowed image formats expanded to include .svg for floor plan images, and single page PDF's.
		- Max supported image file size increased from 4Mb to 10Mb.
		- Recommended minimum image dimensions updated to 1500 pixel width and 800 pixel height for elevation/interior and floor plan images, respectively.
		- All image Title and Caption attributes increased from 50 and 100 chars to 100 and 255 chars, respectively.

- Allowed video formats expanded to include Youtube and Vimeo.
- HD video recommendations added.
- Load the fraction part of **Garage** and **SpecGarage** elements.
- Added **CoveredPatio, Playroom, BreakfastArea,** and **MudRoom** enumerated types to PlanAmenity and SpecAmenity element.
- Added **PlanLocation** to Plan element.

New Home Source Professional specific changes

- Added **AgentCoop** attribute to Builder element.
- Added **AgentPartnershipPact** attribute to Builder element.
- Added **RateType, CommissionBasis, PayoutTiming, and AdditionalCommissionComments** attributes to AgentCommission element.
- Add **BuyerRegistrationForm** element to Subdivision element.

Architect Series product specific changes

- Added **AgentEmail, AgentPhone, AgentPhoneExt, AgentPhotoFileName, and AgentPhotoURL** attributes to Agent element.
- Added **SubMarketingHeadline** element to Subdivision element.
- Added **SubInteractiveMedia** element to Subdivision element.
- Added "**NonListing**" enumerated type to PromoType under Promotion element.
- Added **CustomType** attribute and **Custom** enumerated type to OpenAmenity element.
- Do not require **BasePrice** for homes to display on Architect Series products.
- Added **PlanOpenAmenity** element to Plan element.
- Added **PlanInteractiveMedia** element to Spec element.
- Added **SpecMLSNumber** to Spec element.
- Added **SpecSaleStatus** to Spec element.
- Do not require **SpecPrice** for homes to display on Architect Series products.
- Added **SpecLotSizeSqft** to Spec element.
- Added **SpecOpenAmenity** element to Spec element.
- Added **SpecInteractiveMedia** element to Spec element.

8/1/2013	7.1	**No required entities added.** All changes are optional for users of the previous schema (7.0).
		- Added **IsPreferredSubImage** attribute to SubImage element
		- Added **AgentCommission** element to Subdivision element
		- Added **PromoType**, **StartDate**, **EndDate**, **PromoFilename** elements to Promotion element
		- Added **Event** element to Subdivision element
		- Added **Green** element to Subdivision element
		- Added **AgentPolicy** element to Subdivision element
		- Added **IsPreferredSubImage** attribute to ElevationImage element
		- Added **IsPreferredSubImage** attribute to InteriorImage element
		- Added **IsPreferredSubImage** attribute to SpecElevationImage element
		- Added **IsPreferredSubImage** attribute to SpecElevationImage element
		- Non-PDF website URL is now supported within **Brochure**, **PlanBrochure** and **SpecBrochure** elements. There is no schema change from prior versions to support this functionality
		- Image size maximum increased from 2mb to 4mb
		- Added new section: Providing Brochure, Promotion, Events, Green Program, and Agent Policy information
		- Updated **Frequently Asked Questions** section
		- Deprecated **SubParentName** element from Subdivision element
		- Deprecated **Fax** element from Subdivision element
		- Deprecated **LEAID** and **NCESID** attributes from Schools element
1/9/2011	7.0	**No required entities added.** All changes are optional for users of the previous schema (6.5).
		- Added **SubVideoFile**
		- element to Subdivision element
		- Added **SubBrochure** element to Subdivision element
		- Added **Brochure** element to Subdivision element
		- Added **PlanWebsite** element to Plan element
		- Added **PlanVideoFile** element to Plan element
		- Added **PlanBrochure** element to Plan element
		- Added **SpecVideoFile** element to Spec element
		- Added **SpecWebsite** element to Spec element
		- Added **SpecEnvisionDesignCenter** element to Spec element
		- Added **SpecBrochure** element to Spec element
		- Added annotation of "ShareWIthRealtor" attribute of the **Subdivision** element.
		Revised Image and Video guidelines section. Recommended sizes of images changed.
		Renamed Image Standards section to Rich Media Standards.

11/20/2009	6.5	**Although no required entities added, builder must specify MarketingChannel to market their listings.**
		- NHS and Move New Homes has new rules for displaying hot homes. There is no schema change from previous version to support hot homes.
		- **Promotions** element now supports up to 3 per community.
2/24/2009	6.4	**No required entities added.** All changes are optional for users of the previous schema (6.1).
		- Added **HotHome** element to Plan element
		- Added **SpecHotHome** element to Spec element
		- Updated **Error messages** section.
		- Updated rules for Bedrooms and SpecBedrooms elements (allow for studios)
11/7/2008	6.1	**No required entities added.** All changes are optional for users of the previous schema (6.0).
		- Added **SendToCorporateOnly** attribute to CorporateReportingEmail element.
		- Added enumeration to **SubCommunityType** : Urban, Townhomes, Green
		- Added **CopyLeadsEmail** element to Subdivision.
		- Added **UseDefaultLeadsEmail** element to Subdivision.
		- Added **MonthlyFee** and **YearlyFee** attribute to Service.
		- Added **Taxes** element to Subdivision.
		- Added enumeration to **PlanTypeName** : Duplex, Multiplex
		- Removed rules around school data and NCES (NCES no longer required to match schools)
		- Removed rules around one BOYL per market (a division can now have more than one BOYL community in a market and can modify name)
		- Removed rules around shared communities (builders no longer share community data)
		- Removed **LivingAreas** element and **SpecLivingAreas** element. This is now calculated based on number of LivingArea elements
6/5/2007	6.0.1	SubVideoTour and SubWebsite elements reordered to match schema
11/2006	6.0	**No required entities added.** All changes are optional for users of the previous schema (4.5).
		- Added **LotMap** Type enumeration to SubImage element.
		- Added Subdivision **AccreditationSeal** element.
		- Added **EnvisionDesignCenter** element to Subdivision, Plan, and Spec elements.
		- Added **ExcludesLand** atrribute to BasePrice and SpecPrice elements.
		- Added new section explaining the new BDX XML Validation Tool.
		- Usage Column added to element tables.
		- Added Subdivision, Plan, and Spec level Image error messages

12/2005	4.5	**No required entities added.** All changes are optional for users of the previous schema (4.0).

- Changes for upcoming **NewRetirementCommunities** channel (as of this writing, these entities are not supported for other channels, e.g. NewHomeSource):Added subdivision <**MarketingChannel**> element.
- Added **AgeRestricted** enumeration to subdivision <CommunityStyle> element.
- Added subdivision <**SubVideoTour**> element.
- Added subdivision <**OpenAmenities**> element.
- Added subdivision <**Testimonial**> element.
- Added subdivision <SubImages>:**Type** attribute.
- Deprecated <SubImages>:**DrivingDirectionsMap** attribute; replaced with enumeration for Type attribute. OK to continue sending for now; may be removed from schema in future.
- Added subdivision <**Testimonial**> element.
- Updated **Rich Media** standards section.
- Added
- **Marketing** channels section (incorporates previous "Third-party listing syndication services" section).

10/12/2004	4.0	Updated File level error messages.
7//28/2004	4.0	Added optional **FileID** attribute to the **root (Builders)** element.
6/1/2004	4.0	Added optional **Translate** attribute to the **root (Builders)** element.
6/2004	3.9	**No required entities added.** All changes are optional for users of the previous schema (3.2).

- Incremented version to 3.9 to keep in sync with NHS application platform.
- Changed price range attributes (PriceLow, PriceHigh) for subdivisions in **ComingSoon status** from Required to Recommended (now optional).
- Added optional **DrivingDirectionsMap** attribute to the SubImage element.
- Added note: SalesOffice **<Address>** (State/ZIP values) must be valid; new subdivisions will not be activated until valid address data is received.
- Added note: MSXML 4.0 validation is now used by BDX for processing XML feeds.
- Updated **Frequently Asked Questions** section.
- Added **General guidelines** section.
- Updated BDX corporate address in **Comments** section.
- Updated **Error messages** section.
- Moved **Change history** section to Appendix; added section numbering throughout document / table of contents.

6/2003	3.2	**No required entities added.** All changes are optional for users of the previous schema (2.6).

- Incremented version to 3.2 to keep in sync with NHS application platform.
- Changed all **square footage** elements from Required to Recommended (square footage now optional).
- Added **Model Home** support. Use Spec:**SpecIsModel** element to enable listing of model homes.
- Added Spec:**Promotion** element to enable listing of subdivision promotions.
- Added Option **Type="Basement"** to enable specifying an optional basement.
- Added documentation for subdivision **Hours** element.
- Added setup-only note (*) to some elements at Builder and Subdivision levels.
- Deprecated **Market** element previously under Builder. OK to continue sending for now (still in XSD); may be removed in future revisions of schema.
- Incorporated **Move.com Export** elements/attributes into standard documentation.
- Added **Error messages** section.
- Updated image standards: optimal sizes updated.
- Fixed bug in 2.6 XSD file: extraneous PlanType caused validation errors with MSXML4 (now removed).

| 10/2002 | 2.6 | **No required entities added.** All of the 2.6 changes are optional for users of the previous schema (2.0). |

- Incremented version to 2.6 to keep in sync with NHS application platform.
- Added subdivision **Status** attribute. Allowed values include ComingSoon, GrandOpening, Closeout.
- Added subdivision **PriceLow** and **PriceHigh** attributes. These are required when specifying a ComingSoon subdivision with no active plans.
- Added **MarketingHeadline** and **SpecMarketingHeadline**.
- Updated feed processing for **Schools**: NCES codes are recommended, but no longer required. BDX now attempts to validate school districts and schools *by name* if NCES codes are not supplied.
  Important: School-name strings which cannot be validated against NCES names will be rejected.
- Changed **Garage** and **SpecGarage** from integer to decimal type to allow more records to pass XSD validation.
  Important: At this time, BDX loads only the whole-number part. If a fractional-part exists, it will be truncated.
- Changed **Stories** and **SpecStories** from integer to decimal type. Same truncation rule for Garage applies.
- Added enumerations to plan **AmenitiesType**: Fireplaces,WalkInClosets.
- Added enumerations to plan **LivingAreaType**: MediaRoom, GuestRoom, BonusRoom.

Move.com export. *Some elements and attributes have been added for exporting to Move.com – they are not currently supported within NHS applications, and are not covered in this document. Contact your BDX representative for additional information about this service.*

- Added **HomestoreID** attribute to <Builder> (required for Move.com feeds).
- Added **ShareWithRealtors** attribute to <Subdivision>.
- Added Subdivision:<**LotsAvailable**> and <**LotsTotal**>.
- Added <**DiningAreas**> and <**SpecDiningAreas**>.
- Added **Entry** attribute to <Garage> and <SpecGarage>.

3/2002	2.0	**Overall** changes:

Overall changes:

- In general, implemented automated processing for many elements which were manual-only Setup in 1.5.
- Feeds are now validated against the schema before processing; feeds which do not pass XML Schema validation will be rejected.
- Optional attributes are no longer required to be instanced with null values; these can now be safely omitted from the feed.
- Max-lengths expanded for descriptions and certain other elements.
- Added required **DateGenerated=""** attribute to root Builders element. Used for daily NHS operations, QA and history purposes.
- Added **Corporation** level, with support for corporate reporting of leads across all builders and subdivisions.

Builder level changes:

- Changed **ReportingName** and **DefaultLeadsEmail** from optional to required.
- Added **Market** element, with support for market-level leads.
- Added **BrandLogo_Med** and **BrandLogo_Sm** for setup of marketing logos. Important: If used, must be referred by URL only, and must be built to NHS spec (see Image Standards).
- Removed support for **BuilderParentNumber** (deprecated): use Corporation instead (fixed two-level hierarchy).

Subdivision level changes:

- Added **BuildOnYourLot** element to indicate if subdivision should be treated as a BOYL program instead.
- Changed **Street1** and **SubStreet1** from required to recommended.
- Added **SubImages**, for future NHS use.
- **Schools**: Clarified that U.S. Government NCES IDs are required for import of schools. (Used to ensure data uniformity, and enable advanced searches.)
- Added **SubWebsite**, required for BOYL.

Plan/Spec level changes:

- Changed **Garage** and **SpecGarage** from decimal to integer type (decimal not supported by BDX).
- Changed **SpecStreet1** from required to recommended.
- Removed **OptionPrice=""** attribute from images (deprecated).

| 8/2001 | 1.5 | *Global* changes and clarifications: |

- Version incremented to 1.5, to match upcoming version of BDX NewHomeSource product.
- Revised "Image Standards" section of documentation.
- **Important: Any attributes appearing within an instanced element are now required to exist.** For any element, all defined attributes (if any) *must* be given a value. (This is due to a BDX data-processing requirement and may be relaxed in the future.) Wherever previously "optional" attributes appear, they are nullable – so if data is unavailable or unknown, the workaround is to submit null values instead of omitting the attribute altogether.
- Added **EmailType** representation of Internet email-address syntax. Subdivision/Email now references this type (was xsd:string type).

Listing (plan/spec) changes:

- **Image attributes and nulls:** Per BDX global attribute-existence requirement (see above), changed all Image attributes to required-use. Therefore, **Title**, **Caption**, **OptionPrice** attributes are now required to exist for all image elements, in addition to previous SequencePosition and ReferenceType. As these are simple (unenumerated) attributes, they have been set to no type and therefore should accommodate nulls. If your XML toolset requires non-null values, you may send " " (space) for these values and they will be evaluated upon import.
- Changed Plan/PlanImages/PlanBrochure to **PlanViewer**.
- Changed Plan/Bedrooms' and Spec/SpecBedrooms' MasterBedDown attribute to **MasterBedLocation**. Supported values are now Up (for any location above the ground floor), Down (implies ground floor). Null expected if unknown.
- Plan's Style attribute changed to Plan/**PlanTypeName** element; it is optional. ("Style" reserved for future use.)

Setup (builder/subdivision) element changes:

- Added enumerations to **SubAmenitiesType**: Park, Baseball, WaterfrontLots, CommunityCenter.
- Added enumerations to **ServicesType**: MedicalCare, Shopping.
- Added Subdivison/**Utility** element and related types.
- Added Builder/**DefaultLeadEmail** and Subdivision/**SubLeadsEmail**.
- Changed Subdivision/SubParentNumber to **SubParentName**. Now expects name of master community instead of number.
- Changed Subdivision/CommunityType to **CommunityStyle** to reduce confusion with other –Type elements.
- Changed Builders/BuilderName to **BrandName**.
- Removed Subdivision/Schools' optional LEAID and NCESID attributes.

7/2001	1.1	Several improvements made as a result of 1.0 preview feedback and upcoming-product design. Changes include:

- Schema now conforms to final W3C Recommendation for the XML Schema 1.0 standard (5/2/2001).- Optional **geocode** (lat, long) has been added to all Addresses, to aid GIS mapping.
- A **Subdivision Address** has been added separately from the Sales Office, to better handle GIS routing in the case of centralized sales offices (if outside of community).
- Subdivision **Amenities** (pool, tennis, etc.) are now a repeatable element, with an attribute to indicate type, instead of one element name for each type
- Subdivision **Services** were moved to their own element, e.g. HOA, Security, etc.
- **Plan Type** attribute was created to allow for single-family or multi-family (condo) plans
- **Living Area** (study, loft, etc.) was created and defined as a repeatable element, with an attribute to indicate type. LivingAreas still holds the integer number of such areas for searching.
- **Options** no longer require different element names per type (specify as an attribute).
- **Images** no longer require different element names if they are sent as URL vs. filename (specify ref-type as an attribute); added descriptive fields intended for pop-up use, e.g. "First Floor" title, optional price (esp. for elevations)
- Spec **Move-In-Date** simplified; builders can send in either Month or Day (full-date) format; availability to be displayed as month/year only.

6/2001	1.0 (preview)	First publication.