

# Traditional In-Person Open House Best Practices

For use during COVID-19 Phase I and II of re-opening

**\*Heartland MLS is recommending using the new Live Stream Open House option to hold an open house during the COVID-19 Stay at Home orders and re-opening phases throughout our region. If a seller requests and approves of a traditional in-person open house at their property, as of May 11, 2020, the in-person Open House feature has been enabled, however it is your responsibility to verify if it is permissible by the governing ordinance of the subject property.**

**NOTE:** As of May 11, 2020, Wyandotte, KS, and Jackson, MO counties have specifically prohibited holding in-person open houses during their reopening plans. As of May 18th, 2020, Wyandotte County is now allowing traditional in-person open houses. As of June 1, 2020, Jackson County, MO is now allowing traditional in-person open houses.

Please continue to check those specific counties re-opening plans for further information and timelines to make sure Open Houses or Broker Opens are permitted under the specific city, county, and state orders that the subject property is located.

For jurisdictions that are allowing Open Houses to resume, please follow the best practices listed on the <http://kcrar.com/covid19-guidelines> page for Open Houses and Showings. A summary of those are below:

1. Follow strict social distancing guidelines as set forth by the jurisdiction of the property.  
Examples are:
  - a. Minimum 6 feet or more distance between people
  - b. Wearing Protective face masks
  - c. Use of Hand Sanitizer
  - d. Gloves
  - e. Booties to cover shoes
  - f. No overlapping showings of the property
  - g. Limit to only key decisionmakers
  - h. Turn on all lights and open closet/cabinet doors to keep touching at a minimum
  - i. Wipe doorknobs, light switches with disinfectant wipe often if touching of those is necessary
2. Follow limits on the number of people you can have at a gathering at one time. Each City, State and/or County most likely have different numbers; please check with your city and county COVID-19 Site.
3. Set up a staging area outside of the property and maintain six feet separation between parties arriving for the open house.
  - a. Maintain a signup sheet with contact information for 30 days.

- b. Limit the number of people inside the property to the allowed gathering limit by that jurisdiction's ordinance. No Overlapping groups of people should be in the house at the same time.