

	Experience	Examples	Education	Examples
Exception #1	5 years	<ul style="list-style-type: none"> <li>• Government employee in real estate department</li> <li>• Realtor</li> <li>• Consultant</li> </ul>	<ul style="list-style-type: none"> <li>• Other related degree</li> <li>• MBA</li> </ul>	<ul style="list-style-type: none"> <li>• Geography</li> <li>• Economics</li> <li>• Business</li> </ul>
Exception #2	10 years	<ul style="list-style-type: none"> <li>• Land agent</li> <li>• Realtor</li> <li>• Strata Managers</li> <li>• Residential appraiser</li> </ul>	Some real estate education, but not full program	<ul style="list-style-type: none"> <li>• Partial completion of DULE or BCIT diplomas</li> <li>• Registered Condo Manager (RCM) des.</li> <li>• University of Calgary, Real Estate Development Cert.</li> </ul>
Exception #3	15 years	<ul style="list-style-type: none"> <li>• Full time practice – not sporadic or “on the side”</li> <li>• Development consultant</li> <li>• Government employee in real estate department</li> <li>• Realtor with substantial market presence</li> </ul>	Non related degree	<ul style="list-style-type: none"> <li>• History</li> <li>• English</li> <li>• Building Technology diploma</li> </ul>
Exception #4	20+ years	<ul style="list-style-type: none"> <li>• Full time practice – not sporadic or “on the side”</li> <li>• Realtor with substantial market presence</li> <li>• Consider to be all but an honorary designation</li> </ul>	No formal education	<p>Realtor’s licence</p> <p>Participating in board level of organized real estate.</p>

The applicant must have been employed in the practice of real estate full time for the entire duration of the required years of experience. The experience must not have been sporadic or “on the side”. The higher the exception, the more stringent the requirements become. The Experience examples given are for illustration, and the list is not exhaustive. For clarity, the table below demonstrates the differences between being a primary practitioner of real estate, and working for a real estate company:

Yes	No
Realtor	Receptionist at a realty firm
Mortgage Broker	Bank teller
CEO of a real estate syndicate	Communications Manager for a real estate syndicate
Appraiser	Appraisal assistant