

**[ DTI DEPARTMENT ADMINISTRATIVE ORDER NO.  
07, S. 2007, December 21, 2007 ]**

**PRESCRIBING NEW REQUIREMENTS FOR THE LICENSING OF  
REAL ESTATE BROKERS, REAL ESTATE APPRAISERS, AND REAL  
ESTATE CONSULTANTS**

WHEREAS, the Department of Trade and Industry is mandated to regulate the real estate industry pursuant to Act 2728 as amended and its implementing rules in order to, among others, protect the interests of the consumers from dishonest and incompetent real estate practitioners; '

WHEREAS, in order to implement said mandate, the Director of Bureau of Domestic Trade, now the Bureau of Trade Regulation and Consumer Protection (BTRCP), is empowered to prescribe standards and qualifications for the realty service practitioners under Ministry Order No. 39, series of 1985;

WHEREAS, it is recognized that while real estate practice requires special knowledge which pertains to the expertise necessary for the practice the current regulations requires education without distinction as to course, degree or curriculum as one of the prerequisites for the entry to real estate practice;

WHEREAS, to address the aforesaid situation it is necessary that a special course like comprehensive seminars covering the syllabus required by the existing regulation be made mandatory to all applicant of licensure examinations for realty service practice;

WHEREAS, it is also acknowledged that membership in good standing of licensed real estate practitioners in accredited real estate organizations significantly contributes to the protection of the interest of the public since it addresses colorum real estate practice, and ensure compliance and observance of the Real Estate Practice on Ethics and Standards, Continuing Education and other licensing regulations to enhance consumer welfare and protection;

WHEREAS, membership in accredited real estate organizations should be institutionalized in order to support private sector initiatives in self-policing the conduct of real estate practices;

WHEREAS, under Act Na. 2728, as amended, and Ministry Order No. 39, series of 1985, the Department of Trade and industry-Bureau of Trade Regulation and Consumer protection (DTI-BTRCP) can authorize the organization of association, thus the proposed QfO is not limited only to the current Realty Service Council of the Philippines (RESCOP) membership, but to new associations of practitioners that will exist in the future;

WHEREFORE, the following are hereby promulgated for the information and