



TRI-CITY
APARTMENT ASSOCIATION

news

February 2010



Happy Valentine's Day

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FAA Offices:

341 N. Maitland Ave., #130, Maitland, FL 32751
407-647-8839

NAA Offices:

4300 Wilson Blvd., #400, Arlington, VA 22203
703-518-6141



23110 State Road 54, #243

Lutz, Florida 33549

Phone: 1-800-276-1927 or (813) 949-7533

Fax: (813) 315-6944

E-mail: tcaal@verizon.net

TCAA accepts advertising in the monthly newsletter. Deadline for submitting an ad is the first Friday of the month prior to the month you wish to advertise. Please contact the TCAA office for more details.

New Members

Devine Design Landscape

4579 Brookesdale Drive

Sarasota FL 34232

Phone: 941-465-6015

Email: devinedesign7@yahoo.com

Contact: David Daniels

Rental Link

1524 B Stickney Point Road

Sarasota FL 34231

Phone: 941-388-7464

Email: todd@rentallinkonline.com

Contact: Todd Lewis

Prevail! Pest Control

5305 Garden Lane

Tampa FL 33610

Phone: 813-621-7337

Email: ed.teamprevail@gmail.com

Contact: Ed Manasse

THANK YOU SPONSORS

Member Mixer on February 16

GOLD

Brown & Brown Insurance of Florida

SILVER

Law Offices of Heist Weisse & Davis PA

Nanak's Landscaping

Southwest Apartment Guide/ FRMS

Verizon Enhanced Communities

BANNER

Cornerstone Signs & Graphics

GENERAL

Woodbury Apartments

Spring Fling Cruise on March 16

FOOD

Law Offices of Heist Weisse & Davis PA

ENTERTAINMENT

Apartment Finder Magazine

Capstone Credit & Collections

Verizon Enhanced Communities

GENERAL

Woodbury Apartments



Tri-City Apartment Association Tuesday, May 11, 2010 5:00 to 9:00 p.m. Maintenance Mania Competition



What is Maintenance Mania?

A competition in which apartment pros like you from around the country face maintenance-focused challenges that test their skills and knowledge to earn the title of Maintenance Mania® National Champion.

8 challenges await you:

- Armor Concepts Door Security Installation
- Fluidmaster Toilet Repair
- GE Appliance Repair
- Kidde Smoke and CO Alarm Installation
- Kwikset SmartKey Lockset Re-Key
- Pfirst Series by Price Pfister Faucet Installation
- Seasons Ceiling Fan Installation
- Philips Race Car Competition

Presenting Sponsor:



Sponsored by:



Are you the fastest?

Here's your chance to prove it!

All you have to do is build a racecar from maintenance products ahead of the event to race it down a 32' long track. And if you just want to have a good time, then come and try your hand at one or all of the games.

Event Schedule:

Car check-in opens: 5:00 p.m.

Practice time: 5:30 – 6:00 p.m. Check out all the games!

Competition begins: 6:15 p.m.

Where:

Polo Grill
10670 Boardwalk Loop
Lakewood Ranch, FL 34202

Local sponsorships are available for this event, please call the TCAA office for details.

**Registration Deadline is April 20, 2010.
To receive a Registration Package, please call the TCAA office at 1-800-276-1927 or (813) 949-7533, or, e-mail: tcaa1@verizon.net**

NAA Capitol Conference is Fast Approaching

By Marc Rosenwasser, CAPS

2010 National Apartment Association Chairman of the Board, Meadow Wood Property Company

The 2010 NAA Capitol Conference will be held March 7-10 at the Omni Shoreham Hotel in Washington, D.C. Don't miss this invaluable opportunity to be briefed on important legislative issues affecting the apartment industry, to network with your peers and to lobby on behalf of the industry in front of your elected officials on Capitol Hill.

On March 8, Chuck Todd, NBC News Political Director and Chief White House Correspondent, will address conference attendees with a conference kick-off speech. On March 9, NAA hosts two authorities on U.S. elections and political trends, Charlie Cook and Stu Rothenberg, who will speak at the Government Affairs Roundtable Lunch.

In addition, NAA welcomes back the popular Capitol Steps political comedy troupe, which will perform on March 7. Capitol Hill visits are scheduled for March 10.

For information, visit www.naahq.org/events/capconf.

Beware: Conference Hotel Room Booking Scam

NAA was alerted of a scam in which a company called "Conventional Housing Online" contacts NAA members, past conference attendees and exhibitors by phone, and poses as NAA staff offering special discounted hotel room rates

for upcoming conferences.

NAA has partnered solely with J. Spargo and Associates as the official housing vendor for the 2010 NAA Education Conference & Exposition and we do not endorse or have a relationship with any other housing company.

Please book your conference hotel rooms safely and securely through the NAA Education Conference & Exposition Website at www.naahq.org/educonf only. Or, if you have questions about housing, please contact J. Spargo and Associates at 866/470-7778.

If you believe someone has contacted you from Conventional Housing Online or another company posing a similar solicitation, contact NAA's Liz Huh at 703/518-6141 Ext. 104 or liz@naahq.org.

Celebrate Apartment Careers Month

The National Apartment Association Education Institute (NAAEI) has declared February as the first-ever National Apartment Careers Month.

National Apartment Careers Month's purpose is to raise awareness of and promote attractive and recession-resistant careers in the apartment industry. It also is meant to encourage hiring personnel, whether they are onsite managers or corporate human resources managers, to evaluate the new and raw

talent entering the industry more effectively, exploring applicants' core competencies and not just previous apartment industry experience before making their hiring decisions.

National Apartment Careers Month is the perfect time for apartment management companies to partner with local high schools and community colleges to promote awareness of apartment careers through career fairs, job shadowing and speaking engagements. These companies are also encouraged to partner with local career organizations such as Jobs for America's Graduates (JAG), DECA, Job Corps, SkillsUSA as well as their local community college and technical schools, in activities such as internships, job shadowing or exhibiting at college career fairs.

To learn more, contact NAA's Julie Barden at 703/518-6141 Ext. 691 or at juliebarden@naahq.org.

Renew Your NAAEI Designations

NAAEI has redesigned its program pins, patches and certificates. For a limited time, designates and certificate holders in good standing can order new pins, patches and certificates for the low price of \$20 (a \$40 value). Visit www.naahq.org/education/designationprograms/ to renew to download the order form. This offer recently was extended to July 1.

Trade Show Exhibitor Information

If you would like to be an exhibitor in the Tri-City Apartment Association's Trade Show on April 20, 2010, please fill out the information below. Exhibitor set-up will be from 3:30 p.m. to 5:30 p.m. and there will be an exhibitors meeting at 5:30 p.m. Display areas are 10 feet deep x 10 feet wide, with a 6 foot table and 2 chairs. There will be a Vendor Contest for Best Decorated display relating to the theme (to be announced) with a prize given. **A 50% deposit is due at time of your reservation. The remaining balance is due on March 31, 2010.**

BOOTH LAYOUT

| EXIT | STAGE | | EXIT |
|------|---------------|----|------|
| 7 | 8 | 19 | 20 |
| 6 | 9 | 18 | 21 |
| 5 | 10 | 17 | 22 |
| 4 | 11 | 16 | 23 |
| 3 | 12 | 15 | 24 |
| 2 | 13 | 14 | 25 |
| 1 | | | 26 |
| EXIT | MAIN ENTRANCE | | EXIT |

BOOTH SIZE & PRICE:

Booth is an 10' x 10' area with a 6' table and 2 chairs.
\$375.00 Members (Non-members add \$100 to Booth Price)

I would like to reserve booth # _____. If that booth is not available my second choice is booth # _____.

Company Name _____

Address _____ City/State/Zip _____

Phone Number _____ Fax Number _____ E-mail _____

Contact Name (Printed) _____ Signed _____

I will need a table at my booth. I will not need a table at my booth.

Description of products and/or services to be displayed _____

Category Listing for Trade Show Program _____

We agree that if it becomes necessary to change the original allocation of space, such changes may be made by notification to the exhibitor. I/we agree to send a deposit of half of our total display cost at time of reservation and payment for the remaining cost of by March 31, 2010. Mail form and payment to:

TRI-CITY APARTMENT ASSOCIATION
23110 State Road 54, #243
Lutz, Florida 33549
Phone: 1-800-276-1927 or (813) 949-7533, Fax: (813) 315-6944

Trade Show Rules & Regulations

SHOW DATE, HOURS AND LOCATION

Tuesday, April 20, 2010
6:00 p.m. – 8:00 p.m.
Sarasota Municipal Auditorium
801 N. Tamiami Trail
Sarasota, Florida 34236

TRADE SHOW THEME

To be announced.

ASSIGNMENT OF SPACE

TCAA will attempt to make assignments of space guided by Exhibitor's priorities based on requirements of individual Exhibitors, and by their choice of locations. TCAA reserves the right to rearrange the floor plan and/or any exhibit in a fashion which is, in the sole discretion of TCAA, in the best interests of the total Trade Show.

PAYMENT

A payment of 50% is required with this application, contingent upon satisfactory space assignment. The remaining 50% is due not later than March 31, 2010.

RENTAL OF SPACE

Includes an 10' x 10' area with a 6' table and 2 chairs.

USE OF EXHIBIT SPACE

Exhibitors agree not to assign or sublet any space allotted to them without prior consent of TCAA, not to display equipment other than those manufactured or carried by them in the regular course of business, not to place any name signs or courtesy card on any equipment loaned to them for demonstration purposes unless the supplier of such equipment is also an exhibitor in the Trade Show.

Exhibitors agree that there shall be no more than four exhibitor representatives present in one booth at any time.

No demonstrations or promoting shall be permitted outside of the exhibitor's assigned area.

No person, firm or organization not having regularly contracted with Trade Show Management for the occupancy of space in the exposition will be permitted to display or demonstrate its products, processes, or services, distribute

advertising materials in the hall or corridors, or in any other way occupy or use the facilities for any purpose inconsistent with the Rules and Regulations.

INSURANCE

TCAA shall not be responsible for any loss, theft or damage to the property of the Exhibitor, his employees or representatives. Further, TCAA will not be liable for damage or injury to persons or property during the term of this agreement, from any cause whatsoever by reason of the use or occupancy of the exhibit space by the Exhibitor or his assigns and the Exhibitor shall indemnify and hold harmless the Trade Show Management from all liability which might ensue from any cause whatsoever.

If the Exhibitor's material fails to arrive, the Exhibitor is nevertheless responsible for his space rental.

Shielding from chips, sparks, strong light, smoke or any toxic substance must be complete. Safety markings, masking, flagging or railings must be placed on any projection or other objects where attendees could injure themselves. No storing of flammable material is allowed behind any back-wall or between two backwalls.

MOVE IN AND MOVE OUT

Move in time is
3:30 p.m. – 5:30 p.m.

Any company whose booth is not set up by 5:30 p.m. will not be allowed to show in the Trade Show.

Move out time is
8:01 p.m. – 10:00 p.m.

Please do not break down your booth before 8:01 p.m.

CANCELLATION

If the Management should be prevented from holding the Trade Show by reason of any cause beyond its control (such as, but not limited to, damage to buildings, riots, labor disputes, acts of government or acts of God) or if it cannot permit the Exhibitor to occupy his space due to cause or causes beyond its control, then the Management has the right to cancel the Trade Show or the Exhibit with no further liability to the Exhibitors other than a refund of the space rental. **Booth cancellations after April 1, 2010 will not receive a refund.**

ARRANGEMENT OF EXHIBITS

Exhibits shall be so arranged as not to obstruct the general view nor hide the exhibits of others. Plans for specially-built displays not in accordance with the terms and conditions of this agreement shall be submitted to the Trade Show Management before construction is ordered. No display material exposing an unfinished surface to neighboring exhibits or an aisle will be permitted. **All exhibits must face forward.**

REGISTRATION

Each Exhibitor is required to submit Exhibitor names for special name badges. The form is included on page 4. Exhibitor name badges must be worn at all times prior to the Trade Show and during Trade Show hours. Registration policies and procedures shall be under the exclusive control of the Trade Show Management at all times.

ADVERTISING

A Trade Show program will be published for this event and includes advertising opportunities. If you are interested please fill out the form on page 4 and submit it with your ad.

RESTRICTIONS

The Management reserves the right to restrict exhibits which, in the opinion of the Management, because of noise, vibration, glaring or flashing lights, method of operation, or any other reason, become objectionable, and also prohibit or evict any exhibit which may detract from the general character of the Trade Show. This reservation includes persons, things, conduct, printed matter, or anything the Management judges to be objectionable.

COMPLIANCE

The Exhibitor assumes all responsibility for compliance with all pertinent laws, ordinances, regulations and codes of duly authorized Local, State and Federal governing bodies concerning fire, safety and health, together with the rules and regulations of the operators and/or owners of the property wherein the Trade Show is held.

Exhibitors are solely responsible for complying with all copyright/trademark regulations.

FOOD AND BEVERAGES

No food or beverages may be served or distributed in the exhibit area without prior written approval from Trade Show Management. **No alcohol of any type may be served.** Food and a cash bar will be available.

GAMES

No games may be set up in the exhibitor area without prior written approval from Trade Show Management.

HANDLING, SHIPPING AND STORAGE

You may handle your own exhibit at most sites. If you arrange special rigging, you must coordinate this with the Trade Show Management. If you must have your display shipped to the site, please try to coordinate it to arrive one day prior to the show. Ship to:

For TCAA Trade Show
Sarasota Municipal Auditorium
801 N. Tamiami Trail
Sarasota, Florida 34236

Please do not ship your displays to the TCAA offices.

MISCELLANEOUS

Helium may be allowed in the Trade Show Hall for the inflation of balloons with Trade Show Management approval. Helium tanks must be secured in the manner regulated by law.

No smoking will be allowed in the Trade Show Hall at any time. There will be designated smoking areas outside the Trade Show Hall.

THE MANAGEMENT

The Exhibitor agrees that the Rules and Regulations of the Trade Show are made part of this agreement and that said Exhibitors agree to be bound by each and all of these Rules and Regulations. Management shall have the full power to interpret and enforce all terms, conditions and Rules and Regulations in the manner which is in the best interest of the Trade Show.



Trade Show Program Advertising

If you would like to advertise in the 2009 Trade Show Program, please fill out the information below and return it to the TCAA office by April 1, 2010. E-mail your black & white ad in electronic format to the TCAA office at tcaa1@verizon.net by April 1, 2010. A Program will be included in your Exhibitor's Package the day of the show.

Please check the ad size you prefer.

| SIZE | DIMENSION | RATE |
|---|-----------|----------|
| <input type="checkbox"/> Full Page | 4½ x 7½ | \$100.00 |
| <input type="checkbox"/> Half Page | 4 x 4½ | \$ 75.00 |
| <input type="checkbox"/> Business Card | 2 x 3½ | \$ 40.00 |
| <input type="checkbox"/> Inside Front Cover | 4½ x 7½ | \$150.00 |
| <input type="checkbox"/> Outside Back Cover | 4½ x 7½ | \$175.00 |
| <input type="checkbox"/> Inside Back Cover | 4½ x 7½ | \$150.00 |

Contact Name _____ Signed _____ Date _____

**PLEASE FAX OR MAIL THIS COMPLETED
FORM BY APRIL 1, 2010 TO:
TRI-CITY APARTMENT ASSOCIATION
23110 State Road 54, #243
Lutz, Florida 33549
Phone: 1-800-276-1927 or (813) 949-7533
Fax: (813) 315-6944**

Trade Show Exhibitor Badges

Please fill out the information below exactly the way you wish the names to appear on your exhibitor's badge. Your badges will be ready for you at the Trade Show on April 20, 2010.

Company Name _____

Please make the following exhibitor badges for:

1. _____
2. _____
3. _____
4. _____
5. _____
6. _____

**PLEASE FAX OR MAIL THIS COMPLETED
FORM BY APRIL 1, 2010 TO:
TRI-CITY APARTMENT ASSOCIATION
23110 State Road 54, #243
Lutz, Florida 33549
Phone: 1-800-276-1927 or (813) 949-7533
Fax: (813) 315-6944**

Installer Compliance

It's the Law.

By Shawn Maciewicz

In the past 12 months several large Management Companies and National REITS have adopted some form of verification for using contractor and trades for either construction projects, simple property upgrades, or everyday supplier services. "Compliance Depot" and "RMIS – Registry Monitoring Insurance Services, Inc." are two companies that provide a verification service to ensure that every

contractor on your properties meets or exceeds all of your Corporate Requirements for Insurance and Trade Guidelines. Some Management companies have enforced background checking as one more step to ensure that everyone on the property has been regulated and cannot pose any liability to either the property or the Corporate Office.

We at House of Floors believe that these services, despite the fees which are charged to both the Supplier and the Management company, are genuinely a "good thing". We feel that by mandating compliance among contractors, it both levels the playing field for competition, and also ensures that every supplier plays by the same rules. There are however some problems with the compliance checking that is done when it comes to floorcovering. The compliance provider, such as "Compliance Depot" or "RMIS", mandates that the Contractor whom is providing floorcovering installations also provide specific Certificates of Insurance and Workers Compensation documents; and perhaps even a record of any criminal activity.

The problem is that the state of Florida mandates that the Contractor whom is providing you the service use licensed subcontractors to provide the installation. When "Compliance Depot" provides verification that the Contractor has met or exceeded all of the regulation for Insurance and Workers Compensation – they never verified all of the subcontractors being used by the Contractor; this means that you may have un-insured, non-licensed sub-

contractors on your property without your knowledge and without the knowledge of your corporate office.

You may find yourselves asking why does all this really matter to me? It is a good question, and one that we think you need to understand.

If an un-insured, or non-licensed subcontractor is on your property and either damages your property or the property of one of your residents, you will most likely be the one whom is held responsible. It is also not unrealistic to think that the subcontractor could be involved in a traffic accident on your property, perhaps with a residents vehicle.

What is potentially the most dangerous, and poses the heaviest liability, is when an un-insured subcontractor on your property hurts himself, or your resident. If a subcontractor hurts himself or one of your residents, on your property and is desperate to pay for his/her medical bills, he or she may try and recoup this money by administering a lawsuit against your property or the Management Company. The lengths of the lawsuit will be comensurate with the extent of the injury, however with the current economy, "Slip and Fall" claims are abundant. Because compliance service companies like "Compliance Depot" or "RMIS" have only verified the Contractors Requirements, the subcontractor falls through the loophole and poses as an enormous liability.

So how do we ensure that you have compliant subcontractors on your property?

For the past 12 years we have had our own internal Subcontractor Payroll Compliance Department. We constantly monitor every one of our 350 statewide subcontractors to make sure that they not only meet your vendor requirements, but also our extremely stringent requirements within the guidelines of Florida Law. Each of our subcontractors must have and possess at all times a valid Florida Drivers License, General Liability Insurance in excess of



\$500,000 with a Waiver of Subrogation. They also must have an "Active" company registered with the state of Florida Division of Corporations, a Valid Workers Compensation policy, and a county Occupational license. We also mandate US Citizenship documents if not a legal resident.

Why do we do this?

We do this because it is our reputation at stake, and we not only want to protect ourselves, but also your property. Our internal compliance department is one of the reasons why we are not always the lowest cost. We always provide the most competitive pricing available and we will never lose a customer due to price, however being compliant and having the proper legal documentation in place does have a cost.

As companies try to sustain at lower profit margins, and the competition heats up, some suppliers look to lower costs – first and foremost LABOR. It is the Contractors job to provide legal, licenced, subcontractors on your property, and if they do not – you are at serious risk. If you have questions or feel as though you may not have compliant installers servicing your account, ask the subcontractors on your property for documentation. If they do not supply it to you, contact either the Florida Division of Corporations, Workers Compensation, or US Department of Immigration and Natural Citizenship. This will ensure that you will not be subject to either illegal workforce or un-insured subcontractors.

We understand that this may seem like a daunting task, and your intention of getting into the property management industry was not to become a police officer, however education is key in this business. The workforce in property management is constantly being further educated and there is no reason to think that technicians, employees, and subcontractors on your property should be held to any less of a standard than you.

We have been servicing the Multi-Family property management industry exclusively for the past 20 years statewide with offices in Orlando, Tampa, Jacksonville, Palm Beach, Miami, Sarasota, Ft Myers, and Melbourne. If you are interested in having a Managers Educational Conference pertaining to Flooring Standards and Product Knowledge, please contact me directly at 888-620-6999 Ext 110, and we will be happy to host and sponsor an event at our training facility for your Management Company.

Did You Know?

Did you know that each and every one of our 350 installers statewide meets or exceeds Florida state law for contractor certification.

- ✓ Valid Florida Drivers License
- ✓ Valid Florida Articles of Incorporation
- ✓ Valid Florida Workers Compensation
- ✓ Valid General Liability Insurance Policy with limits exceeding \$500,000 / \$1,000,000
- ✓ Valid County Occupational License



Have a Happy Valentine's Day.

HOUSE OF FLOORS
Better Because We Care.
www.houseoffloors.com
(800) 497-6676



Clean Your Computer

By Alyson Munroe

I have a dirty secret. I've never cleaned my computer. Sure, I've dusted my monitor, but I haven't taken off the cover or tried to reach the crumbs lurking inside my keyboard.

"Your computer could fry if you don't keep it clean," says Jonathan Millman, chief technology officer for Hooplah Interactive.

Dust clogs the vents behind your computer, which causes your CPU to heat up—and heat is the biggest cause of component failure in computers. Regular cleaning could save you costly maintenance fees down the road.

Keep your computer in tip-top shape by following Millman's guide to a spotless computer system. Always turn your computer off before you begin and unplug all the cords.

You'll need:

- a screwdriver
- can of compressed air (available from computer dealers or office-supply stores)
- cotton swabs (do not use a cotton ball)
- rubbing alcohol
- paper towels or anti-static cloths
- water

Step 1: Inside the case

Using a screwdriver, remove the side of the case that's opposite your motherboard. Touch as little as

possible inside the computer, keeping fingers away from cards and cords.

Blow air around all of the components and along the bottom of the case, keeping the nozzle four inches away from the machine. Blow air into the power supply box and into the fan (from the back of the case). Lastly, blow air into the floppy disk and CD drives. Wipe the inside of the cover with a lightly moistened cloth before replacing it.

Millman recommends doing this every three months if your case sits on the floor, if you have pets that shed, or if you smoke. Otherwise, every six to eight months is fine.

Step 2: Outside the case

Run a cotton swab dipped in rubbing alcohol around all of the openings on the back of your case. Give them one swipe with the damp end of the swab and one swipe with the dry end. Do this as often as you clean the inside of your computer.

Step 3: Keyboard

Turn the keyboard upside down and gently shake it. Most of the crumbs and dust will fall out. Take a can of compressed air and blow into and around the keys. Next, take a cotton swab and dip it in rubbing alcohol. It should be

damp, but not wet. Run the cotton swab around the outside of the keys. Rub the tops of the keys. If you have a laptop, follow the same procedure but take extra care with your machine. Do this monthly.

Step 4: Mouse

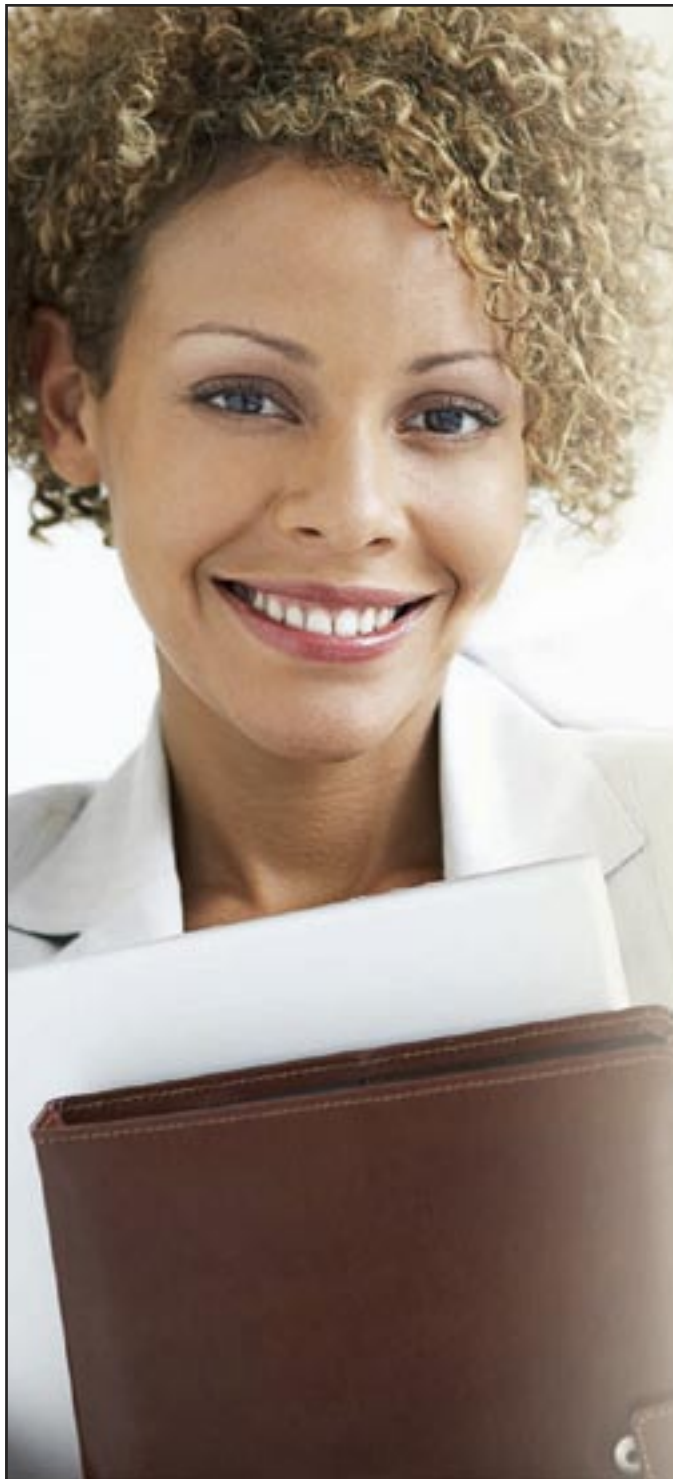
Rub the top and bottom of your mouse with a paper towel dipped in rubbing alcohol. Open the back and remove the ball. Wash the ball with water and let it air dry. To clean inside the mouse, dip a cotton swab in rubbing alcohol and rub all of the components. Scrape hard-to-remove grime with your fingernail. Finally, blow air into the opening. Replace the ball and the cover. Do this monthly.

Step 5: Monitor

Moisten a paper towel or a soft, lint-free cloth with water. (You can also buy monitor cleaning products at computer-supply stores.) Don't spray liquid directly onto the screen—spray the cloth instead. Wipe the screen gently to remove dust and fingerprints. Never touch the back of the monitor.

For laptop screens, Millman suggests buying a special cleaning solution available at computer stores. Do this weekly.

Finally, make sure that everything is dry before you plug your computer back in.



Designated Striver?

Enhance your professional growth in the apartment industry by becoming a **Certified Apartment Manager (CAM)** and take your career to the next level. CAM training helps you manage your apartment community and your team more effectively.

The National Apartment Association Education Institute (NAAEI) offers this nationally-recognized designation to apartment industry professionals who want to advance their career in apartment management.

CAM training covers:

- Management of Residential Issues
- Legal Responsibilities
- Human Resource Management
- Fair Housing
- Marketing
- Property Maintenance for Managers
- Risk Management
- Financial Management
- Community Analysis

You're already a Success. Become a Certified Success.

Learn more about how you can earn your designation.

Visit www.naahq.org or www.ApartmentCareerHQ.org

CAM 

CERTIFIED APARTMENT
MANAGER®

A designation for apartment management professionals.

April 14-15 and April 22-23

**For more information, please call 1-800-276-1927
or (813) 949-7533, or e-mail: tcaal@verizon.net**

A one hour informal/review class on completing your Community Analysis Project will be held. All classes must be completed in a two year period in order to become certified. National courses must be prepaid and reservations and cancellations are accepted up to 7 days prior to the NAA course, after that, a \$100 cancellation fee is applied.



TRI-CITY
APARTMENT ASSOCIATION

Networking and Membership Mixer



Location: Sarasota Vineyards
1528 Mainstreet, Downtown Sarasota

Date: February 16, 2010

Time: Registration starts at 6:00pm

Cost: \$30 Members / \$35 Non-Members

RSVP: Fill out form below.



Beer is also available for purchase!!

*Apac Raffle for Sony E Reader stores up to 3000 books, Apac Raffle tickets will be available for purchase
1 ticket: \$ 10.00 3 tickets: \$ 20.00*

Don't forget February 16th at Sarasota Vineyards! 1528 Mainstreet In Downtown Sarasota

Company / Community Name: _____

Address: _____

City / State / Zip: _____

Phone: _____ **Fax:** _____ **Email:** _____

Attendees: _____

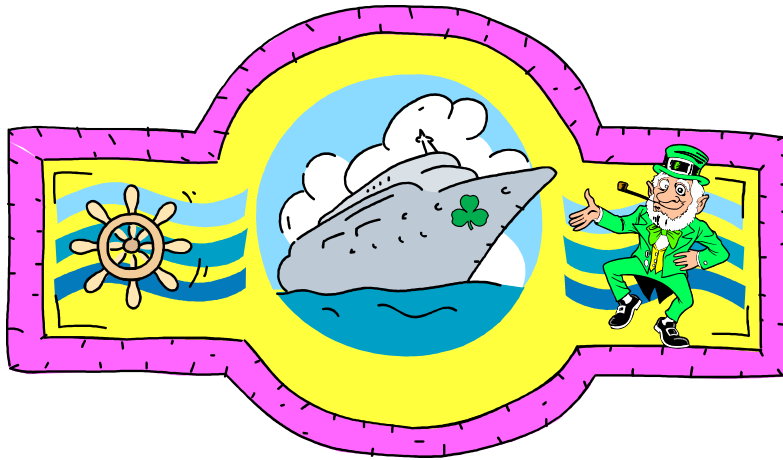
For more info call 1-800-276-1927 or email tcaa1@verizon.net
To make reservations, fill out this form and send back to TCAA
• Fax: 813-315-6944 • Email: tcaa1@verizon.net

I have special needs (includes dietary needs also), please call me.

Reservation and cancellation deadline is Friday, 2/12/2010 • No-shows and non-cancelled reservations will be invoiced.



St. Patty's Day Spring Fling Cruise



Join the TCAA membership aboard this fantastic cruise to kick off spring and celebrate St. Patty's Day! There will be great food, fun, entertainment and networking. You are invited to bring your spouse, friends, clients, or anyone you wish to help you enjoy this night of cruise excitement. The ship is reserved exclusively for TCAA!

Sponsorships are available, call TCAA today.

TCAA Reservation Form • Spring Cruise • March 16, 2010

COMPANY/COMMUNITYNAME _____
ADDRESS _____
CITY/STATE/ZIP _____
PHONE _____ FAX _____
E-MAIL _____
ATTENDEES _____

I have special needs (includes dietary needs), please call me.

date

**Tuesday,
March 16, 2010**

time

**6:30 pm
Registration & Boarding
7:00 pm: Departure
9:00 pm: Return**

cost

**\$35 Per Person
Cash Bar. No checks or
credit cards accepted.**

place

**LaBarge Tropical Cruises
Marina Jacks
#2 Marina Plaza in Sarasota**

rsvp

**Fill out the form and
return by March 12th**

**Please return to:
Tri-City Apartment Association
23110 State Road 54, #243
Lutz, Florida 33559
Fax: (813) 315-6944
Phone: 1-800-276-1927 or
(813) 949-7533**

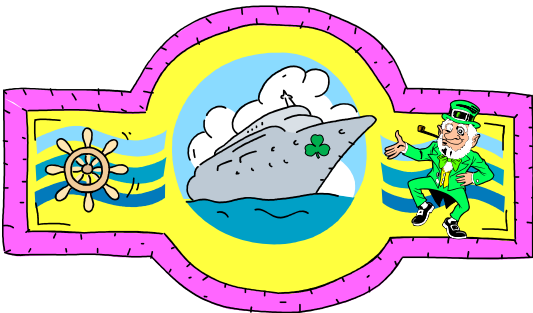
*Reservation and cancellation
deadline is 3/12/10.
No-shows and non-cancelled
reservations will be invoiced.*

Meetings



FEBRUARY 16 **Member Mixer**

Sarasota Vineyard
1528 Main Street
Sarasota, FL 34236
*See page 12
for all the details.*



MARCH 16 **St. Patty's Day Spring Cruise**

LaBarge Tropical Cruises
Marina Jacks
#2 Marina Plaza in Sarasota
*See page 13
for all the details.*

TCAA – Sign Me Up!

To make a reservation for any of the events above,
fill out this form and fax to TCAA at (813) 315-6944.

Name and Date of Event _____

Company/Community _____

Address _____

City/State/Zip _____

Phone _____ Fax _____ E-mail _____

Attendees _____

FOR MORE INFO CALL 1-800-276-1927

Cancellation/reservation deadline is 48 hours prior to event.

No-shows and non-cancelled reservations will be billed.

CALENDAR OF EVENTS

FEBRUARY 16

Member Mixer Meeting
Sarasota Vineyard

MARCH 16

“St. Patty’s Day”
Spring Cruise - Le Barge

APRIL 20

Annual Trade Show
City of Sarasota
Municipal Auditorium

MAY 11

Maintenance Appreciation
Maintenance Mania

JUNE 15

Leasing Appreciation
Dinner Meeting

JULY 20

Monte Carlo Night

AUGUST 17

Marketing Breakfast Meeting

SEPTEMBER

No Dinner meeting

SEPTEMBER 24 (Friday)

Annual Golf Tournament
Heritage Oaks Golf
& Country Club

OCTOBER 26

Annual “BOO’S”
Cruise - Le Barge

NOVEMBER 16

Annual Auction

DECEMBER 14

Industry Excellence Awards
& Holiday Program

All dates are tentative until confirmed.

Commercial Revitalization Specialists & Land Care Service

Excellent service to our clients sets Ameriscape Services apart from other land care companies in the Tampa Bay Area. Our Management Team is committed to exceeding your expectations for the development and maintenance of beautiful commercial properties.

We have the people, experience and commitment to provide cost-effective solutions to your landscaping needs. With staff team training and quality controls built into our business, we focus on communication with our Clients. Our principle owners are active in every area of Ameriscape Services. We look forward to an opportunity to serve you!



Maintenance | Landscaping | Horticulture | Irrigation | Landscape Lighting

Property Of The Month



Ameriscape Services is excited to announce that Hunters Run managed by Concord is Property Of The Month! Hunters Run strives at excellence and it shows with all their awards they have won. We have the Community Director Kelly Buckhalter & her staff to thank for their continued participation and partnership with Ameriscape Services. The excellent service and quality that Kelly's staff brings to the community is obvious when you first drive onto the property and when you walk into the office. Congratulations to Kelly and everyone at Hunters Run!

We provide services to Office Parks, Homeowners Associations, Condo Associations and Apartment Communities

Proud Member Of The Following Associations

- Professional Landcare Network
- Bay Area Apartment Association
- City of Tampa Mayor's Beautification Program
- Florida Turfgrass Association
- Florida Irrigation Society
- Florida Nursery Growers and Landscape Association
- Planet
- Tri-City Apartment Association



Call us at: (813) 948-3938 or visit our website: www.ameriscapeusa.com





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The hiring

free written information about our qualifications. Principal office 1661 Estero Blvd., Fort Myers Beach, Florida 33931.