

Fall 2024

the ApartMENTOR

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40th

TAA'S ANNIVERSARY
1984 - 2024

Gala

NOVEMBER 21, 2024 | 5:30 PM – 10:00 PM

RALEIGH MARRIOTT
CRABTREE VALLEY HOTEL

INSIDE:

- President's Pen, "Connections"
- Upcoming Education and Events
- Photos of TAA Day of Service, Leadership Lyceum, After Work Networking, and more!

2025

Business Partner



Our **Business Partner packages** allow Supplier members to gain access to heightened exposure and sponsorship opportunities throughout the year. Plus, your 2025 Membership dues are included!

TO BE RECOGNIZED AT THE JANUARY MEMBERSHIP DINNER MEETING,
THE DEADLINE TO SIGN-UP IS **1/13/25**.

Benefits for all Business Partner tiers include:

✓ EVENT SPONSORSHIPS & BENEFITS

- Exclusive sponsor for January Membership Meeting
- TOPS Awards sponsor
- Priority registration for TAA Trade Show & Golf Tournament

✓ TAA EDUCATION SPONSORSHIP

✓ YEAR-ROUND BRAND AWARENESS

- Brand exposure across TAA media channels

*Learn more
and secure
your spot*



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Raleigh NC 27617
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TAA@TriangleAptAssn.org
www.TriangleAptAssn.org

Office Hours

Monday–Thursday*: 8:30am – 5:00pm
Friday: Remote

* *Appointments are highly encouraged.*
Our team members are working hybrid
schedules between the office and
remote.

TAA Mission Statement

The leading resource committed to
the advancement of the rental housing
industry through advocacy, engagement
and innovation.



Affiliated with:



TAA TEAM MEMBERS

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2024 OFFICERS

PRESIDENT



Berry Craven
CAMT
Ginkgo Residential, LLC

VICE PRESIDENT



Franklyn Rodriguez
CAPS, CAMT
Blue Ridge Companies

TREASURER



Heather Crowley
CAM
Bell Partners, Inc.

SECRETARY



Derek Tarrant
CAPS
Greystar

PAST PRESIDENT



Craig Nardi
CPM, CAPS
Independent Rental Owner

2024 DIRECTORS



Vail Barnes
Highmark Residential



Mary Batten
CAPS
Bell Partners, Inc.



Katy Boone
CAPS, CAM, CPO, NAAEI
Arium Weston



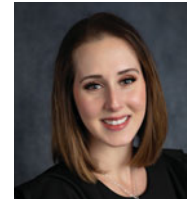
Ashley Davoli
CAM, CFC, SHRM-CP
Full House Marketing



Colleen Doubek
Bell Partners, Inc.



Sydney Partin
CAS
Greystar



Natasha Pinckney
NALP, CAM
Candour House



Bernice Reynolds
Carolina Restoration
Services



Stephanie Smith
CORT Furniture



Carson Woodell
CAS
Southern Outdoor
Restoration



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Brownlee Whitlow & Praet, PLLC
General Counsel

COMMITTEE CO-CHAIRS

DIVERSITY, EQUITY & INCLUSION (DEI)
Kelly Hubbell
Kelli Lea, CAM, NAAEI

EDUCATION
Paula Kotarakos, CAM, Broker
Stephanie Tripp, CAPS, CAM,
CAM-SH, NALP

GOVERNMENT AFFAIRS
Scott Marczewski
Amy Timocko, CAPS

MEMBERSHIP
Laura Ryan
Steven Spears

PR & COMMUNITY OUTREACH
Bliss Chadwell
Ashley Davoli, CAM, CFC, SHRM-CP, Broker

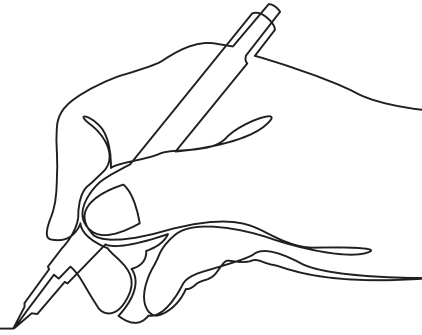
SPECIAL EVENTS
Kim Hayworth, CAPS, CAM, ACoM
Stephanie Smith

XCEL
Natasha Pinckney, CAM, NALP
Jake Sowell

Total Members: 1,369
Total Units: 191,163
Apartment Communities: 826
Suppliers: 299
Management Companies: 182
IRO: 62

TAA Member Snapshot
AS OF SEPTEMBER 2024

President's Pen



Berry Craven, CAMT

Ginkgo Residential, LLC

2024 TAA President

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Connections in the apartment industry can mean many things. Connecting with new people daily is what many of us do for a living. We connect with new residents on site, new employees in our offices or on our crews, we connect with new vendors, suppliers and business owners.

The quantity of possible connections that comes in this industry alone is almost hard to grasp the number can be so high. That leads me to a question. How many of us focus too much on the quantity of connections we make vs the quality of connection?

I, as an almost 24 yearlong employee with Ginkgo, have the pleasure of meeting so many new people, just from an internal company standpoint alone. When you throw in that I have been heavily involved in TAA for the better part of 11 years and have the humble opportunity of serving as your President, the amount of new people I meet on an association front dwarfs the number of new connections I make through Ginkgo.

I wish every connection I made could be as good as the best ones I have ever made but unfortunately that isn't reality. Sometimes we just don't have the time in our busy worlds to allow for that type of connection. I want to give an example of how someone simply taking the time to allow for a quality connection affected me for the rest of my life.

This connection didn't happen in the TAA world but in Ginkgo's earlier days the BNP world. Interestingly enough it crossed into my TAA world as this amazing man was a Past President for TAA in 2002. I am referring to when I met Larry Berry.

Larry Berry was a regional manager with BNP around 2005 I believe, and I liked him from the moment we met. I was a new Service Manager, and Larry was the first one I recall doing a Community Evaluation on me in my new role. I learned very early Larry was by the book but enjoyed himself while he did his job. He was always smiling even while showing you how to correct your deficiencies. Did you know sealed sterile water in eye wash kits expire? Larry seemed to think it was funny I didn't know. Larry's humor and positive attitude led to him being a natural leader and someone I wanted to please.

I learned what his pet peeves were. Staying in uniform, just like Larry as he was always dressed to impress, was important for him. I recall him stepping toward my foot; to confirm I was wearing my steel toed boots, which I was. This turned into a big joke for us as I out of instinct pulled my foot away before he could step on my boot and let him know he would have to get up a little earlier if he wanted to catch me sleeping.

He wanted to make sure his teams took pride in their grounds. He led by example and picked up the trash he saw as he walked a site. Not that there was much to find on my site but enough to where I learned Larry knew no one human was better than another. He also knew other ways to get buy in. He would hide a \$20 in a bottle and stick it in a bush somewhere. If he found it when he came on site next time, he would let us know what we missed. We had very clean bushes on our sites when Larry Berry was around!

Somewhere along the way Larry felt the urge to show me some of this world's most amazing places and he invited me to join him for one of his favorite hobbies. He was already set to go to Key Largo on a scuba diving vacation and asked if I'd like to join. I was a certified diver but had never made any dives besides swimming pools, rock quarries and lakes. The thought of an opportunity like that with someone who I looked up to wasn't one I was passing up.

Larry, being the good leader that he was, wanted to make sure I was ready for the trip and insisted we go to a rock quarry to get some brush up dives in as it had been a while since I had blown bubbles. I wasn't aware of the frigid temps we would experience in these check out dives as the rock quarry was around 50 degrees at depth. Larry being the experienced diver he was had planned for just these conditions. When we finished our dive, he started a fire to heat up some water and pour down our wet suits to warm us up. The fire also worked great to heat the left-over beefy mac he brought for lunch.

Larry and I became very good friends on this trip. Even though we didn't keep up with each other as much as I would have liked we were always happy to see the other. When my family visited Disney, Larry and his wife Anne took us by the hand

and showed us the trip of our lives! My son and daughter will always remember Larry as the Magician.

I never knew Larry when he was TAA President, but I can only imagine his same enthusiasm and zeal for life carried over into that role just like every other role he ever filled. I am certain the number of lives he has connected with in the TAA world and all over are higher than I will ever have the honor of reaching.

When I became President, I was proud to reach out to him and inform him I had earned the right to lead our great association. I wanted to make sure he knew the date so he could join my induction if his schedule allowed. I can't tell you the pride I felt walking into TAA and seeing as great of a man as Larry Berry being on the past president's wall knowing I would hang there with him one day.

This is around the time I learned the terrible news. Larry had been diagnosed with cancer and due to this was unable to attend my Induction. Once I found out, I did a better job of staying connected with my good friend. We talked on the phone and texted. I asked him questions and kept him up to date with my TAA doings. To the very end Larry was offering me advice and words of praise.

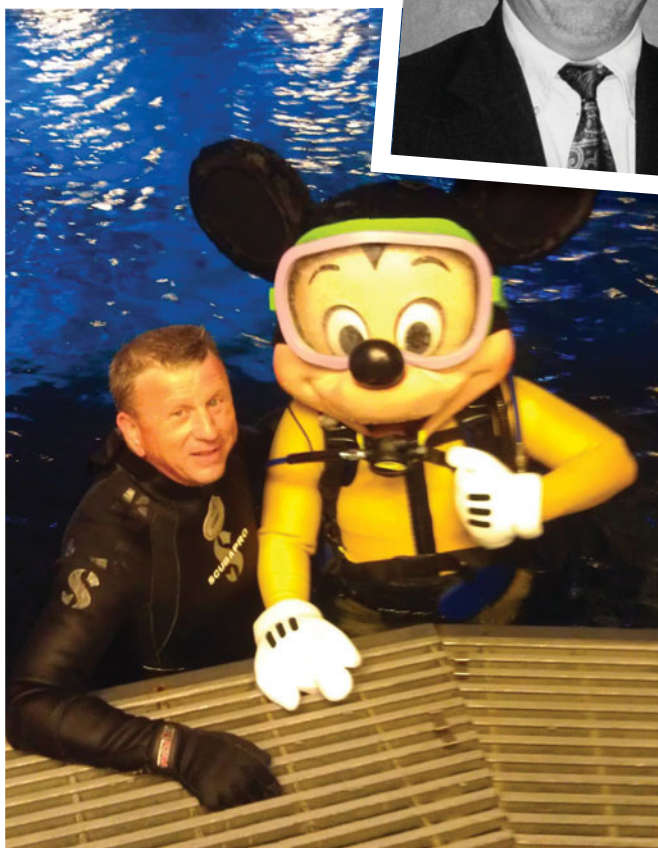
Like all the other challenges in life Larry Berry fought a very good fight but unfortunately this was not one he was able to overcome. I write this on Monday 9/16/24 one week after Larry Berry passed away 9/9/24. I dedicate this President's Pen to one of the strongest connections I have ever made in my life and that is to Larry Berry! Rest in peace my friend!

His happiness and willingness to connect with people on a basic level, a level where we are simply just all human beings and deserve each other's respect, reminds me to value and honor the opportunity of these connections. It is important to take the time to hear what people are saying and to make these connections possible.

That is what TAA is all about. My first President's Pen was focused on opportunity. TAA does so many things very well. TAA's ability to provide opportunities for connections is by far one of the things we do the best. By getting involved and showing up, TAA provides the opportunity for these connections. The ones that may better you and benefit you the rest of your life are all over the place.

The relationships that can be formed by joining a committee, volunteering to work an event like Special Olympics or the golf tournament, going through a course like Leadership Lyceum/CAM/CAMT, these are just some the opportunities to make these lifelong connections.

TAA provides the opportunity but before the connections can be made you have to connect with your association. It reminds me of that old saying that you can't help those who won't help themselves. If help finding connections is what you need look no further. Help yourself and come join us for the fun. The opportunities and the connections are endless!



Government Affairs

AFFORDABLE HOUSING RENTERS ROUNDTABLE

In May, TAA was invited to join an Affordable Housing Renters Roundtable hosted by US Congresswoman Deborah Ross. The roundtable was held at the Dorcas Ministries with the US Department of Housing and Urban Development North Carolina office, the Raleigh Housing Authority (RHA), Wake County Department of Affordable Housing & Community Revitalization, and other state and local organizations.

TAA Government Affairs Staff and Former Association President Latoya Patterson represented the rental industry. During the roundtable, participants discussed challenges and policy solutions related to the affordable housing crisis, including workforce housing, Second Chance programs, public-private partnerships, and the Section 8 backlog.

This was an opportunity to provide input on these important issues as we all work towards a fair approach to addressing the cost of rental housing. As a stakeholder, we look forward to our continued dialogue as a resource on these topics.



DUKE ENERGY INFORMATIONAL MEETING

During the second quarter, TAA hosted another Duke Energy Informational Meeting. TAA members met with Duke Energy's sub-team within New Construction, which focuses primarily on the development of new large multifamily properties. The meeting was well attended and addressed several issues, including HUD documentation. We are continuing to plan these sessions quarterly and invite you to lookout for the next one.

TAA GOVERNMENT AFFAIRS COMMITTEE

The Government Affairs Committee hosted a **Government Affairs 101** session to introduce members to the association's advocacy efforts, the TAA-PAC, and our partnership with AANC and NAA. The discussion focused on the tools TAA uses to advocate for our membership and the various volunteer opportunities available to members who want to help with these efforts.





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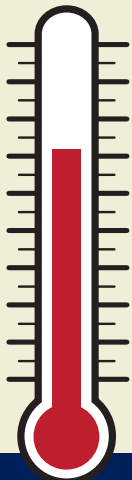
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TAA-PAC

The TAA-PAC held its second quarter **PAC Breakfast Meeting** in June featuring guest speaker US Congresswoman Valerie P. Foushee. This event provided an opportunity to discuss relevant issues concerning our members and provide insight into the legislative process. The TAA-PAC hosts quarterly breakfast events with local elected officials from all levels of government including federal, state, and local officials. The event is an opportunity to meet and network with policymakers whose work affects the industry. Thank you to RestorePro Reconstruction, Inc. for serving as the breakfast sponsor.

To continue the fundraising efforts, the TAA-PAC also held its first **Christmas in July Raffle**. Thank you to everyone who participated and congratulations to the prize winners!

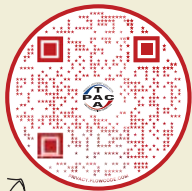


◀ \$36,300
(GOAL)
◀ \$24,640



Fundraising Progress

Due to political uncertainty at all levels of government, it is more important than ever to be part of TAA's Political Action Committee. The TAA-PAC has raised \$24,640 out of our goal of \$36,300. This PAC helps build relationships with candidates who uphold integrity in the multifamily housing field and support housing quality, value, and choice.



SCAN TO
DONATE

LET'S FINISH THE YEAR STRONG
PLEASE CONSIDER DONATING

TAA-PAC NEEDS YOU

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Reignite: Strategies for Beating Burnout

The DEI and XCEL Committees combined efforts to host this session as part of the popular Rise & Grind Series. Held during Mental Health Awareness Month, the seminar was packed full of valuable information that included identifying burnout signs & symptoms, setting boundaries, self-awareness, and how to overcome burnout. Forty-one attendees came together on May 23 with our facilitator Meagan McCabe, a licensed Marriage and Family Therapist and private practice owner. Those in attendance left the session with the tools and resources needed to combat this prevalent issue.



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Hey TAA... *Check it out!*

This year, the XCEL Committee kicked off its very own Podcast titled The XCEL Effect. Our goal is to provide thoughts and information on a variety of topics that are relevant and important to our members.

The XCEL Mission is to **ENGAGE** with the Association, **DEVELOP** your career, and **SERVE** our community. And, if you are interested in being a part of this, please visit a committee meeting and learn how you can get involved.

Listen to an Episode



- Effectively Setting Boundaries at Work
- An Interview with TAA President Berry Craven
- Staying Motivated in a Fast-Paced Environment

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MAXIMIZE

YOUR MEMBERSHIP



*These **FREE SESSIONS** are hosted quarterly and are for new member companies, new employees at current member companies, and anyone looking for a refresher.*

These events have quickly grown in popularity and the Membership Committee could not be more pleased. The May 22 and August 27 sessions included 61 and 55 attendees, respectively. Held quarterly, Maximize Your Membership allows participants to learn how they can make the most of their membership investment. Director of Membership, Vicki Franciosi, serves as the facilitator and provides information and insight to help members navigate the Association.

TAA President Berry Craven, Ginkgo Residential, LLC, is always present to welcome attendees and share words of encouragement. Our Ambassadors also participate in the session and lead small group discussions, which adds so much value to the overall event.

Helping our members **GET STARTED, GET CONNECTED, and GET INVOLVED** is what it is all about!

JOIN US FOR THE FINAL SESSION OF THE YEAR | NOVEMBER 12

Registration is now open.

We welcomed many new members in 2nd quarter and continued to grow our membership in 3rd quarter. For your convenience, please **REMOVE THIS CENTER SPREAD** to use as a reference. Let's bring continued success to all our current and new TAA members!

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Vivo Living Raleigh I, LLC

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(843) 745-1105

Jefferson Apartment Group

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Tarantino Properties

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Phone: (832) 776-0561

Vive Property Management

Contact: Margaret Idles
centennial@viveproperties.co
Phone: (919) 322-5726

INDEPENDENT RENTAL OWNERS

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NuLeaf Properties LLC

Contact: Tonya Wolfram
tanya@reinvestmentpartners.org
Phone: (919) 351-1103
Units: 20

Quinn Management

Contact: Paige Norris
pnorris@live-quinn.com
Phone: (866) 784-6673
Units: 385

SUPPLIERS

A&M Heating and Air Conditioning Inc

Contact: Shauna Ingram
singram@amhvacnc.com
Phone: (919) 662-0131

HVAC Contractors

ADT Multifamily

Contact: Tony Torress
tonytorres@adt.com
Phone: (904) 798-0073

Security, Surveillance or Alarm Service

Airo Mechanical

Contact: Kristen Shepherd
help@airomechanical.com
Phone: (704) 766-2626

HVAC Contractors; Plumbing Contractors

Alexander Services

Contact: Frank Alexander
service@alexhvac.com
Phone: (919) 886-4822

Electric Contractors; HVAC Contractors; Plumbing Contractors; Water Heater Installation

Allgood Refinishing

Contact: Caleb Neely
calebneely117@gmail.com
Phone: (919) 422-1801

Bathtubs, Countertops, Tile: Repairs & Refinishing

Anyone Home Inc.

Contact: Bennett Gibson
bennett.gibson@anyonehome.com
(888) 913-3913

Answering Service; Call Centers; Mystery Shopping Services; Online Leasing; Property Management Software

Apollo Designs

Contact: Ruhan Upadhyaya
ruhan@apollo designs.net
Phone: (866) 927-6556

Building & Construction Supplies; Design Services (Renovation, Interior, & Exterior); Furniture: Interior/Exterior/Pool/Patio; Renovation Supplies

BGC Expert Contractors

Contact: Brian Garlock
brian@bgcexperts.com
Phone: (919) 980-0022

Flooring Contractors & Carpet/Vinyl Installation; General Contractors; Painting Contractors; Renovation & Capital Improvement Contractors; Roofing; Windows/Mirrors/Glass

Black Sheep Construction

Contact: Mike Badin
mike@blacksheepconstruction.com
Phone: (919) 946-3013

General Contractors; Roofing

Blueprintroofing and Repairs

Contact: Bryant Randleman
hrandleman@gmail.com
Phone: (919) 201-7341

General Contractors; HVAC Contractors; Painting Contractors; Plumbing Contractors; Renovation & Capital Improvement Contractors; Roofing

Charge OnSite

Contact: Jim Swain
ap@chargeonsite.com
Phone: (888) 343-2688

Electronic Vehicle Charging Stations/ EVSE

Circular Motion Recycling

Contact: William Campbell
will@circularmotionrecycling.com
Phone: (919) 910-2473

Cleaning: Trash Bin/Dumpster Cleaners; Trash or Recycling: Bulk Removal/Apartment Clean Out; Trash or Recycling: Doorstep Collection; Utility Management & Sub-Metering; Waste/Recycling

Condor Cleaning of The Triangle

Contact: Cameron Falkner
cameron@condorclean.com
Phone: (252) 432-2409

Gutter Cleaning & Pressure Washing Contractors

Copper Circle

Contact: Elizabeth Riley
elizabethg@thelibertygroup.com
Phone: (919) 931-2312

Consultation Services

Eastern Restoration & Disaster

Contact: Hope Moore
hope@restorationdisaster.com
Phone: (919) 946-2412

Emergency Service/Restoration Contractors

Green Street Blacktop

Contact: Riley MacLean
hello@greenstreetblacktop.com
Phone: (984) 400-9191

Concrete Service Contractors; Parking Lot Contractors; Painting Contractors

Grove Hill Enterprises

Attn: Tom Valentine
tom@grovehill.biz
Phone: 919-275-5725

Carpentry Contractors; General Contractors; Gutter Cleaning & Pressure Washing Contractors; Mold Remediation Contractors; Painting Contractors; Roofing

Hunt Recycling

Attn: Jason Hoyle
jhoyle@huntforestry.com
Phone: (919) 542-0792

General Supplies; Landscapers/ Landscaping Contractors; Playground and Park Equipment; Waste/Recycling

JunkGurus

Contact: Arnold Ferreiras
arnold@junkgurus.us
Phone: (336) 441-5865
Trash or Recycling: Bulk Removal/ Apartment Clean Out

Kustom US

Contact: Robert Owen
robert.owen@kustom.us
Phone: (919) 259-5890

Air Duct/Chimney/Fireplace Cleaning Services; Bio Hazard/Viral/Pathogen Disinfecting & Cleaning; Cabinetry Repairs, Resurfacing, & Refinishing; Emergency Service/Restoration Contractors; General Contractors; Mold Remediation Contractors

Level 5 Restoration & Reconstruction, Inc.

Contact: Judy Wade
jwade.level5@gmail.com
Phone: (919) 251-8597

Cabinetry: Repairs, Resurfacing, & Refinishing; Carpet Cleaning Services; Mold Remediation Contractors; Painting Contractors; Renovation & Capital Improvement Contractors; Roofing

Lonestar Roofing Services

Contact: Cole Bevelacqua
cole@lonestarroofingservices.com
Phone: (919) 410-9159
General Contractors; Roofing

Lumos Fiber

Contact: Ryan Lapointe
ryan.lapointe@lumosfiber.com
Phone: (252) 240-9837
Telecommunications and Cable Services

MaxeD Access LLC

Contact: Josh Hughes
josh@maxedaccess.com
Phone: (828) 750-4177
Audio/Visual Installation; Security, Surveillance or Alarm Service

NC HomeScope

Contact: Juan Lopez
nchomescope@gmail.com
Phone: (919) 885-2110
Cleaning: Interior Cleaner Services; Mold Remediation Contractors; Painting Contractors; Renovation & Capital Improvement Contractors; Trash or Recycling: Bulk Removal/ Apartment Clean Out

ON HOLD 32

Contact: Mike Groom
mikeg@onhold32.com
Phone: (919) 847-5432

Telecommunications and Cable Services; Advertising; Mystery Shopping Services; Odor Control

Phase Zero Design

Contact: Nancy Padgett
npadgett@phasezerodesign.com
Phone: (919) 219-5140
Design Services (Graphics, Logos, Publications); Design Services (Renovation, Interior, & Exterior)

Rolling Suds of Raleigh-Durham

Contact: Tara Galligan
tara.galligan@rollingsuds.com
Phone: (646) 509-7204
Gutter Cleaning & Pressure Washing Contractors

Rose Paving LLC

Contact: Ron Weisletten
ron.weisletten@rosepaving.com
Phone: (703) 426-2700
Concrete Service Contractors; Parking Lot Contractors; Renovation & Capital Improvement Contractors

Smart Apartment Data

Contact: Nichole Williams
nichole@smartapartmentdata.com
Phone: (713) 304-3285
Apartment Locator Service & Online Reputation

SunSouth Carolinas

Contact: Carlos Calzadilla
carlosl@sunsouthcarolinas.com
Phone: (803) 888-9084
Carpentry Contractors; Concrete Service Contractors; Furniture: Exterior/Pool/Patio; General Contractors; Landscapers/Landscaping Contractors; Masonry/Stone/Pavers

Trash Butler

Contact: Brittany Berry
brittany.berry@trashbutler.com
Phone: (813) 500-7291
Trash or Recycling: Bulk Removal/ Apartment Clean Out; Trash or Recycling: Doorstep Collection

TRG Heating and Cooling

Contact: Brandon Owen
trianglerepairgroup@gmail.com
Phone: (919) 703-9732

HVAC Contractors

Triangle Greens & Grass, LLC

Contact: Matt Ciani
matt@trianglegreensandgrass.com
Phone: (919) 600-8308

Artificial Grass/Synthetic Turf; Dog Park Equipment; Pet Waste Services & Supplies; Playground and Park Equipment

VETS - Veterans Easy Trash Service

Contact: Austin Wiley
austin@vetseasytrash.com
Phone: (919) 578-2784
Trash or Recycling: Bulk Removal/ Apartment Clean Out

Wilson and Sons Roofing, LLC

Contact: David Wilson
service@wilsonandsonsroofing.com
Phone: (919) 787-3253
Roofing

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TAA Leadership Lyceum Program & Graduates

The TAA Leadership Lyceum Program aims to gather individuals from diverse backgrounds and provide them with the skills necessary to become successful leaders. The TAA Board of Directors generously provided funding to support the program's journey to success.

Leadership is a process of growth, learning, and transformation. The individuals in the 2024 program experienced group camaraderie, witnessed each other's leadership development and shared lessons learned along the way.

On June 12, twenty-five individuals received their certificates from TAA President Berry Craven. In attendance to support Berry and a Ginkgo family graduate was TAA Past President Latoya Patterson. Graduates also received a Tree of Life journal and toasted their success with champagne and non-alcoholic sparkling wine.

The Association's 2025 program will commence in February of 2025. Registration is live!



2024 Graduates



Tyler Adams
Elite Property Services

Kenneth Ray Allen Jr.
The Riley

Vail Barnes
Highmark Residential

Briana Bailey
Elan City Center

Sara Brady
Cosgrove Hill

Taylor Burgess
900 Willow

Stephanie Coble
Cortland Highcroft

Jonathan Cox
Iron Fish Construction, LLC

Diana Cruz
S.L. Nusbaum Realty Co.

Ashley Davoli
Full House Marketing

Natalia Roman-Gonzalez
Aventon Nora

Becki Hale
The Maggie at 401 Oberlin

Jay Haselden
Elite Property Services

Jason Moore
Lake Johnson Mews Apartments

Ryan Mumper
Loebsock & Brownlee, PLLC

Sydney Partin
Greystar

Andrea Phillips
Affinity Waste Solutions

Trish Pullin
Phillips Management

Skyler Reak
Sailboat Bay Apartments

Shirley Register
ML Property Group

Katie Richards
Highmark Residential

Daniel Root
Loebsock & Brownlee, PLLC

Omari Settle
The Falls Apartment Homes

Heather Tabor
Brownlee Whitlow & Praet, PLLC

Emily Wiseman
Preserve Townhomes

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Apartmentalize 2025**

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us in Las Vegas.

**A shot at our
grand prize**

Monthly winners will have
a chance to win big.

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TAA Board Bonding Event

On July 29, the TAA Board of Directors enjoyed its annual team-building event, which this year was held at Mystic Farm & Distillery in Durham. Is there such a thing as having too much fun? If so, they had it! The Board enjoyed a wonderfully relaxing day of getting to know each other better through icebreakers and a VERY competitive game of Pictionary. A catered lunch was followed by a cocktail making class and a distillery site tour. The day ended with the group playing (competitive) rounds of cornhole.

Special thanks to our event sponsors Affinity Waste Solutions and Elite Property Services for helping make this a memorable experience for the TAA leadership.





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Summer After Work Networking

The Special Events Committee continues to keep our members engaged and connected through one of our signature events: After Work Networking. The event was held on June 11 at Rosecomb Beer Garden in Cary. Over 185 members enjoyed BB's Chicken catering, networking, and prize-winning activities.

Thank you to our event sponsors!





Fall After Work Networking

The last After Work Networking of the year took place on September 10 at Compass Rose Brewery in Raleigh. Members kicked off the start of the football season with plenty of networking, giveaways, and great food.

Thank you to our event sponsors!

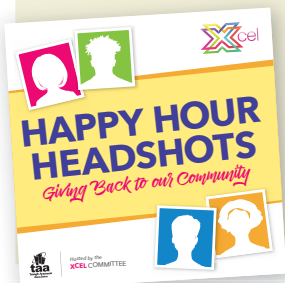


Happy Hour Headshots

The XCEL Committee hosted its second fundraiser for the year at the September 10th After Work Networking event. With a \$20 donation to Special Olympics NC (SONC), TAA members received a professional headshot. 40 members participated in this opportunity and even more donated to this very worthy cause. In total, the group raised **\$1262** which will be delivered to SONC by committee members.

Members of the PR & Community Outreach Committee were on site to share their experiences with the SONC Summer Games and encourage participation.

A special thank you to Megan Kime Photography and all who supported this effort!





TAA Day of Service

SPECIAL OLYMPICS NC SUMMER GAMES

In June, TAA members volunteered at the Special Olympics NC (SONC) Summer Games for our 2024 TAA Day of Service. Special Olympics provides year-round sports training and athletic competition in a variety of Olympic-type sports for people with intellectual disabilities. SONC is one of the largest Special Olympics programs in the world, with nearly 45,000 registered athletes.

TAA volunteers had the opportunity to assist with Track & Field events. They guided athletes to their events and medal ceremonies, cheering them on at each step. Later in the evening they served as venue assistants at the Victory Dance, a celebration for all SONC athletes and their families.

We were honored to spend the day with these amazing athletes and come together as an association to volunteer in the community.

Thank you to everyone who participated and to TAA's PR & Community Outreach Committee for providing this memorable opportunity.



WHAT VOLUNTEERING MEANS TO ONE TAA BOARD MEMBER

I had the privilege and honor of representing the Triangle Apartment Association at the Special Olympics NC Summer Games. The experience was both humbling and inspiring. Watching the athletes' determination and joy reminded me of the profound difference volunteers can make in creating inclusive and supportive environments.

Volunteering isn't just about giving time; it's about sharing skills, compassion, and a commitment to making the world a better place. It fosters connections, builds empathy, and empowers individuals to contribute to causes they care about deeply.

Together, we can make a meaningful difference and inspire others to do the same, by one act of kindness at a time.

A heartfelt thank you to all the TAA members who participated in the day of service! I witnessed each and every one of you being the biggest cheerleaders to the athletes and giving it your all to make the day about them! I have no doubt that all of us left this day of service with the biggest smiles and fullest hearts.

It brings me a great joy to see our membership and committees embracing the mission of SONC and supporting the athletes. The collaboration between the committees has elevated the synergy across our association and is making a profound impact!

– **Ashley Davoli**

PR & Community Outreach Co-Chair and TAA BOD Member

"Let me win, but if I cannot win, let me be brave in the attempt."

THE SPECIAL OLYMPICS MOTTO



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Education

Certified Apartment Portfolio Supervisor

TAA offers credential programs for anyone who wants to build their skills and advance in their professional career. The Certified Apartment Portfolio Supervisor (CAPS) course was held in August, with 11 students completing the course. We are confident this group of students will continue to succeed in their careers.

CAPS was taught by Alexandra Jackiw, a longtime friend of TAA and an industry educator who established the NAAEI Alexandra Jackiw Diversity & Inclusion scholarship. Jackiw was presented with a check for the scholarship, a request from Jackiw to donate her facilitator fees to the fund.

TAA's next credential course began on September 11, the Certified Apartment Manager Credential (CAM). Later in the year, we are hosting the Certificate for Apartment Maintenance Technicians (CAMT) starting on November 19.



Congratulations to TARA POUNCY
for receiving a CAPS scholarship from
Copper Circle's Education Foundation.

Be a jack-of-all-trades and a master of maintenance



November 19, 2024 - January 8, 2025

A course for new maintenance professionals to veteran employees. Learn the knowledge and tools necessary to run an effective maintenance program.

Classes & Seminars

Notary Public

NOVEMBER 6, 2024
8:00 AM – 5:00 PM

Cost: Members \$249 | 6 CECs

Are you looking for a new service to offer your clients, residents, and potential residents? Are you looking to become a notary public? Look no further!

For those who want to become a notary public, this six-hour instructional course is mandated by the State of North Carolina. This course will provide you with an understanding of the qualifications and requirements to practice as a notary public in North Carolina. Each participant will receive the Notary Public Guidebook for North Carolina, take an exam at the end of class, and complete the application to become a notary public.

Fair Debt Collection Best Practices Seminar

NOVEMBER 14, 2024
9:00 AM – 12:00 PM

Cost: Members \$99 | 2 CECs

Facilitator: Chris Loeb sack, founder and Managing Partner of the law firm Loeb sack & Brownlee, PLLC.

You know all about Fair Housing, but how much do you know about Fair Debt Collection? Join Chris Loeb sack for a seminar to learn about the Fair Debt Collection Practices Act. Loeb sack & Brownlee attorneys help attendees understand what kinds of debt are covered under the Act; who qualifies as a "Debt Collector", how to legally handle communications about residents' unpaid balances, and most importantly Final Account Statement do's and don'ts, plus other debt collection law guidance.

CAMT Credential Program

NOVEMBER 19 – JANUARY 8
9:00 AM – 4:00 PM

Cost: Members \$975

Facilitator: Craig Bartholomew, an independent contractor

Be a jack-of-all-trades and a Master of Maintenance! This program is designed both as an introduction for new maintenance professionals and as a refresher for the veteran employee, to give these professionals the knowledge and tools necessary to run an effective maintenance program. Maintenance expenses are the single largest controllable element in any operating budget.

The CAMT program is accredited by the American National Standards Institute (ANSI), a private non-profit organization that administers and coordinates the U.S. voluntary standardization and conformity assessment system.

LOOK FOR US AT THE EVENT

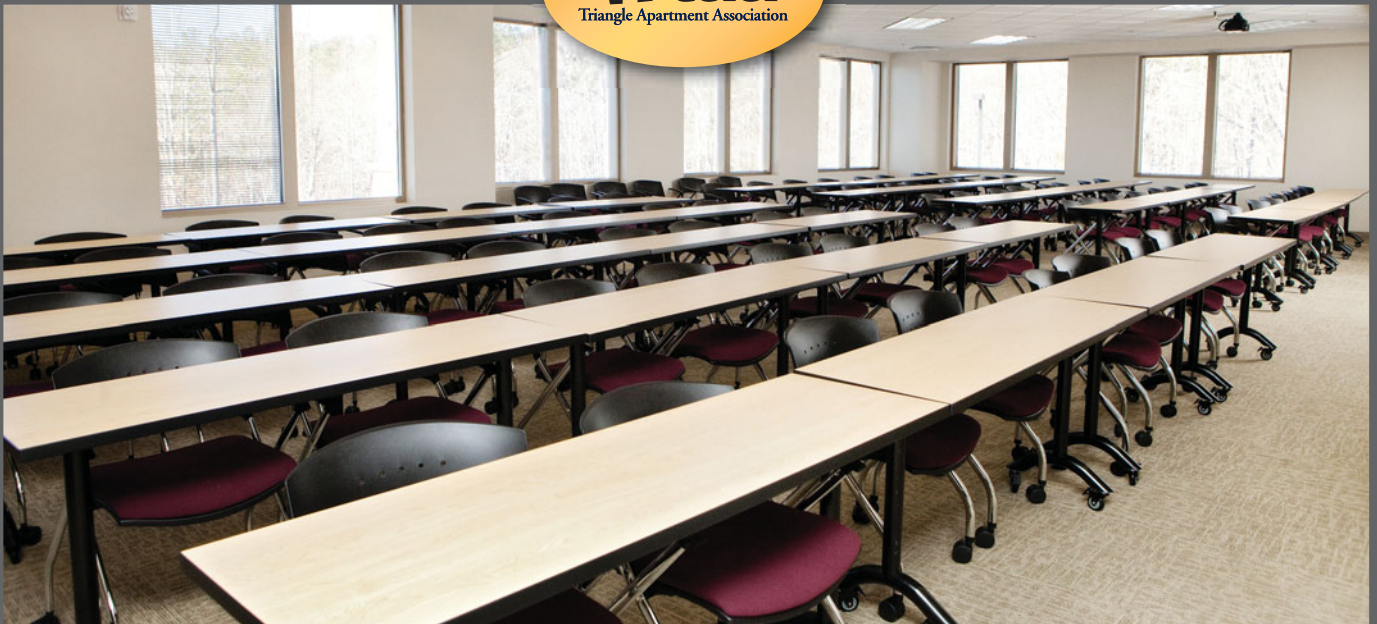
Our TAA Ambassadors are experienced members who provide information, mentorship and support for new members. Look for the Ambassador button at your next TAA event. They are happy to answer any questions about TAA and introduce you to fellow members!

Interested in becoming an Ambassador?
Email membership@triangleaptassn.org





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