

Electronic Notice (e-Postcard)

for Tax-Exempt Organization not Required to File Form 990 or 990-EZ

OMB No. 1545-2085

2018

Open to Public Inspection

A For the **2018** Calendar year, or tax year beginning **2018-01-01** and ending **2018-12-31**

B Check if available



Terminated for Business



Gross receipts are normally \$50,000 or less

C Name of Organization: **SAN DIEGO CHAPTER OF THE NARPM INC**
1203 2nd Street, Coronado, CA, US, 92118

D Employee Identification Number **80-0157263**

E Website:

www.CrestmontRealty.com

F Name of Principal Officer: **SAN DIEGO CHAPTER OF THE NARPM INC**
PO Box 182131, Coronado, CA, US, 92178

Privacy Act and Paperwork Reduction Act Notice: We ask for the information on this form to carry out the Internal Revenue laws of the United States. You are required to give us the information. We need it to ensure that you are complying with these laws.

The organization is not required to provide information requested on a form that is subject to the Paperwork Reduction Act unless the form displays a valid OMB control number. Books or records relating to a form or its instructions must be retained as long as their contents may become material in the administration of any Internal Revenue law. The rules governing the confidentiality of the Form 990-N is covered in code section 6104.

The time needed to complete and file this form and related schedules will vary depending on the individual circumstances. The estimated average times is 15 minutes.

Note: This image is provided for your records only. Do Not mail this page to the IRS. The IRS will not accept this filing via paper. You must file your Form 990-N (e-Postcard) electronically.

SD Chapter NARPM

BALANCE SHEET

As of December 31, 2018

		TOTAL
ASSETS		
Current Assets		
Bank Accounts		
Checking		19,017.49
Total Bank Accounts		\$19,017.49
Accounts Receivable		
Accounts Receivable		0.00
Total Accounts Receivable		\$0.00
Other Current Assets		
Undeposited Funds		0.00
Total Other Current Assets		\$0.00
Total Current Assets		\$19,017.49
TOTAL ASSETS		\$19,017.49
LIABILITIES AND EQUITY		
Liabilities		
Total Liabilities		
Equity		
Transfer Funds from PayPal		884.82
Unrestricted Net Assets		16,213.32
Net Income		1,919.35
Total Equity		\$19,017.49
TOTAL LIABILITIES AND EQUITY		\$19,017.49

SD Chapter NARPM

PROFIT AND LOSS BY MONTH

December 2018

	DEC 2018	TOTAL
Income		
Monthly Chapter Meetings	1,261.11	\$1,261.11
Total Income	\$1,261.11	\$1,261.11
GROSS PROFIT	\$1,261.11	\$1,261.11
Expenses		
Business Expenses	0.00	\$0.00
Computer Software	20.00	\$20.00
Total Business Expenses	20.00	\$20.00
Travel and Meetings	861.40	\$861.40
Conference, Convention, Meeting	153.72	\$153.72
Total Travel and Meetings	1,015.12	\$1,015.12
Total Expenses	\$1,035.12	\$1,035.12
NET OPERATING INCOME	\$225.99	\$225.99
NET INCOME	\$225.99	\$225.99

SD Chapter NARPM

BALANCE SHEET

As of January 30, 2019

	TOTAL
ASSETS	
Current Assets	
Bank Accounts	
Checking	21,037.55
Total Bank Accounts	\$21,037.55
Accounts Receivable	
Accounts Receivable	0.00
Total Accounts Receivable	\$0.00
Other Current Assets	
Undeposited Funds	0.00
Total Other Current Assets	\$0.00
Total Current Assets	\$21,037.55
TOTAL ASSETS	\$21,037.55
LIABILITIES AND EQUITY	
Liabilities	
Total Liabilities	
Equity	
Transfer Funds from PayPal	884.82
Unrestricted Net Assets	18,132.67
Net Income	2,020.06
Total Equity	\$21,037.55
TOTAL LIABILITIES AND EQUITY	\$21,037.55

SD Chapter NARPM

PROFIT AND LOSS

January 1-30, 2019

	TOTAL
Income	
Monthly Chapter Meetings	1,910.00
Vendor Affiliate Dues	800.00
Total Income	\$2,710.00
GROSS PROFIT	\$2,710.00
Expenses	
Business Expenses	0.00
Computer Software	20.00
Total Business Expenses	20.00
Chapter Meetings	0.00
Luncheon Expense	669.94
Total Chapter Meetings	669.94
Total Expenses	\$689.94
NET OPERATING INCOME	\$2,020.06
NET INCOME	\$2,020.06



STATEMENT OF ACCOUNTS

UNION BANK
RANCHO BERNARDO 0076
PO BOX 512380
LOS ANGELES CA 90051-0380

Page 1 of 1
Statement Number: 0760046817
12/1/18 - 12/31/18

Telephone Banking
For 24-hour Automated Direct Service
800 888 6466
800-826-7345(TDD)
Representatives are available
Monday through Saturday

CY30 Z 0 B 0000 0129989-331121 760072

SAN DIEGO CHAPTER OF THE NATIONAL
ASSOCIATION OF RESIDENTIAL PROPERTY MANA
PO BOX 2131
CORONADO CA 92178

To open additional accounts,
or apply for loans, call your
banking office at 858-485-5830

You may also access your account online
at unionbank.com

Thank you for banking with us
since 2010

PRIORITY BANKING®

- Save time by depositing checks on the go. That means fewer trips to the bank and more time for you and your business. It's easy to make a deposit on your mobile device: Select an account, enter an amount and take a photo of both sides of your check. For more information, go to: www.unionbank.com/mcd

BUSINESS EXTRA CHECKING SUMMARY

Account Number: 0760046817

Days in statement period: 31

Balance on 12/1	\$	18,791.50
Additions		1,261.11
Subtractions		-1,035.12
Checks	-153.72	
Purchases	-881.40	
Balance on 12/31	\$	19,017.49

Statement Average Ledger Balance \$ 18,710.46

We waived your service charge this statement period.

Additions	Date	Description	Reference	Amount
	12/21	PAYPAL TRANSFER PPD *****1647	57974074 \$	215.73
	12/21	PAYPAL TRANSFER PPD *****6530	57974072	1,045.38
Total			\$	1,261.11

Checks	Number	Date	Reference	Amount	Number	Date	Reference	Amount
	2139	12/28	06052816 \$	153.72				

Purchases	Date	Description/Location	Reference	Amount
ATM card and	12/13	BALI HAI R 6192229585 CA 6192229585 CA	45530171 72241463 \$	735.21
Debit Card	12/19	BALI HAI R 6192229585 CA 6192229585 CA	45530171 72947468	126.19
purchases	12/24	INTUIT *QB 800-286-6800 CA 800-286-6800 CA	45530171 73020545	20.00
Total			\$	881.40



"We," "Our," "Us," "Bank," or "Union Bank" refers to MUFG Union Bank, N.A.

**ERROR RESOLUTION NOTICE AND FEDERAL BILLING RIGHTS SUMMARY
FOR CONSUMER CUSTOMERS ONLY**

IN CASE OF ERRORS OR QUESTIONS ABOUT YOUR ELECTRONIC TRANSFERS:

Telephone us at 800-238-4486. TDD Telephone Banking for hearing impaired:

Relay Service dial 7-1-1, provide Relay Operator with 1-800-238-4486.

Teletypewriter (TTY) 1-800-826-7345, or write to us at:

MUFG Union Bank, N.A.

Claims Operations

P.O. Box 66515

Phoenix, AZ 85082-6515

Contact us as soon as you can, if you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt. We must hear from you no later than 60 days after we sent you the FIRST statement on which the error or problem appeared.

- 1) Tell us your name and account number (if any);
- 2) Describe the error or the transfer you are unsure about, and explain as clearly as you can why you believe it is in error or why you need more information; and
- 3) Tell us the dollar amount of the suspected error.

We will investigate your complaint and correct any error promptly. If we take more than 10 business days to do this, or 20 business days if the error concerns a new account open less than 30 days, we will credit your account for the amount you think is in error so that you will have use of the money during the time it takes us to complete our investigation.

PREAUTHORIZED TRANSFERS

If you have arranged to have direct deposits or other transfers made to or from your account, you can call us at 800-238-4486 (toll-free) to find out whether or not the deposit or transfer has been made.

BILLING RIGHTS SUMMARY - BILLING ERROR - CASH RESERVE ACCOUNTS

What To Do If You Think You Find a Mistake on Your Account

If you think there is an error on this statement, write to us (on a separate sheet of paper) at the branch address shown at the top of the first page of this statement.

In your letter, give us the following information:

- **Account information:** Your name and account number.
- **Dollar amount:** The dollar amount of the suspected error.
- **Description of problem:** If you think there is an error on your bill, describe what you believe is wrong and why you believe it is a mistake.

You must contact us within 60 days after the error appeared on your statement.

You must notify us of any potential errors *in writing*. You may call us, but if you do we are not required to investigate any potential errors and you may have to pay the amount in question.

While we investigate whether or not there has been an error, the following are true:

- We cannot try to collect the amount in question, or report you as delinquent on that amount.
- The charge in question may remain on your statement, and we may continue to charge you interest on that amount. But, if we determine that we made a mistake, you will not have to pay the amount in question or any interest or other fees related to that amount.
- While you do not have to pay the amount in question, you are responsible for the remainder of your balance.
- We can apply any unpaid amount against your credit limit.

**BALANCE SUBJECT TO INTEREST RATE AND INTEREST CHARGE CALCULATION -
Cash Reserve Account and Business Cash Reserve Account ("Account")**

We figure the interest charge on your Account by applying the periodic rate to the "daily balance" of your account for each day in the billing cycle. To get the "daily balance" we take the beginning balance of your Account each day, add any new purchases and advances, and subtract any unpaid interest and fees and any payments or credits. This gives us the daily balance. The total of each day's interest charge for the billing cycle is shown on your periodic statement as the "Interest Charge," and the total of each day's positive ending daily balance, divided by the number of days in the billing cycle, is shown on your periodic statement as the "Balance Subject to Interest Rate."

**BANKRUPTCY/DISCHARGE NOTIFICATION - Cash Reserve Account and Business
Cash Reserve Account ("Account")**

To the extent your original obligation has been discharged, or is subject to an automatic stay of bankruptcy under Title 11 of the United States Code, this notice is for Compliance and/or informational purposes only and does not constitute a demand for payment or an attempt to impose personal liability for such obligation.

REPORTING INFORMATION TO CREDIT BUREAUS

We may report information about your account to credit bureaus. Late payments, missed payments, or other defaults on your account may be reflected in your credit report.

HOW TO BALANCE YOUR CHECKBOOK

Make sure that all the transactions reflected on your statement have been recorded in your checkbook register.

1 _____ Begin with the Ending Balance
from page 1 of your statement.

2 _____ Add any deposits and credits
that are not shown on your
statement.

3 _____ Add your entries from steps
1 and 2.

4 _____ Subtract any payments
(outstanding checks, ATM or
card purchases, transfers out,
fees, charges, and
adjustments) that are not
shown on your statement.

5 _____ Total of subtractions

6 _____ Subtract the amount in step 5
from the amount in step 3.

The ending amount should
agree with the balance in your
checkbook register. If the
amounts don't agree and you
suspect a bank error, please
contact us immediately.

SD Chapter NARPM

Checking, Period Ending 12/31/2018

RECONCILIATION REPORT

Reconciled on: 01/30/2019

Reconciled by: Carolyn Crane

Any changes made to transactions after this date aren't included in this report.

Summary

USD

Statement beginning balance.....	18,791.50
Checks and payments cleared (4).....	-1,035.12
Deposits and other credits cleared (2).....	1,261.11
Statement ending balance.....	<u>19,017.49</u>
Register balance as of 12/31/2018.....	19,017.49

Details

Checks and payments cleared (4)

DATE	TYPE	REF NO.	PAYEE	AMOUNT (USD)
12/13/2018	Expense			-735.21
12/19/2018	Expense			-126.19
12/24/2018	Expense		Intuit	-20.00
12/28/2018	Check	2139		-153.72
Total				-1,035.12

Deposits and other credits cleared (2)

DATE	TYPE	REF NO.	PAYEE	AMOUNT (USD)
12/21/2018	Deposit			1,045.38
12/21/2018	Deposit			215.73
Total				1,261.11

SD Chapter NARPM

Checking Bank Balance: 21037.55 Ending Balance: \$19,017.49

Date	Ref No.	Payee	Memo	Payment Deposit	Stat	Balance
	Type	Account			Auto	
12/28/2018	2139		Check #2139	\$153.72	R	\$19,017.49
	Check	Travel and Meetings:Conference, Convention, Meeting				
12/24/2018		Intuit	INTUIT *QB 800-286-6800 C INTUIT *QB 800-286-6800 CA 800-286-6800 CA	\$20.00	R	\$19,171.21
		Business Expense Expenses:Computer Software				
12/21/2018			PAYPAL TRANSFER PPD ***** PAYPAL TRANSFER PPD *****6530	\$1,045.38	R	\$19,191.21
	Deposit	Transfer Funds from PayPal				
12/21/2018			PAYPAL TRANSFER PPD ***** PAYPAL TRANSFER PPD *****1647	\$215.73	R	\$18,145.83
	Deposit	Transfer Funds from PayPal				
12/19/2018			BALI HAI R 6192229585 CA BALI HAI R 6192229585 CA 6192229585 CA	\$126.19	R	\$17,930.10
		Expense Travel and Meetings				

Date	Ref No.	Payee	Memo	Payment Deposit	Stat	Balance
	Type	Account			Auto	
12/13/2018			BALI HAI R 6192229585 CA			
			BALI HAI R 6192229585 CA	\$735.21	R	\$18,056.29
			6192229585 CA			
			Expense Travel and Meetings			

Michael Braddon

From: Orion Management & Realty, Inc <michael@sdnarpm.org>
Sent: Tuesday, January 9, 2018 5:36 PM
To: michael@orionmrinc.com
Subject: Attend San Diego NARPM Chapter Meeting Jan 17th 2018

San Diego NARPM Chapter Meeting Jan 17th 2018

When

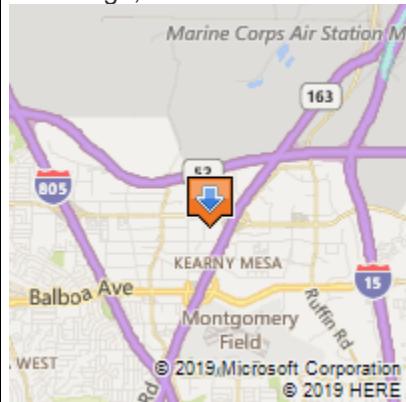
Wednesday, January 17, 2018
from 11:30 AM to 1:30 PM PST
[Add to Calendar](#)

Dear Michael,

Spotlight: Affiliate for January 2018

Where

SDAR
4845 Ronson Court
San Diego, CA 92111



[Driving Directions](#)



... Scott Costa - Water Heaters Only !!!

Spotlight: Featured Speaker ...



... Scott Sillari

Business Development Expert

- * Video Marketing
- * Video Lead Generation
- * Educational Marketing With Video * Vyrat Marketing

**Attention: Realtors, Mortgage Professionals, Coaches,
Insurance & Financial Professionals.**

Click on the link below to register or RSVP.

[Get more information](#)

[Register Now!](#)

[I can't make it](#)

We look forward to seeing you on the 17th !!

Sincerely,

Michael Braddon
San Diego NARPM Chapter
michael@sdnarpn.org
619-992-3196

Orion Management & Realty, Inc, 1210 28th Street, San Diego, CA 92102

[SafeUnsubscribe™ michael@orionmrinc.com](#)

[Forward email](#) | [Update Profile](#) | [About our service provider](#)

Sent by [michael@sdnarpn.org](#) in collaboration with



Try it free today

Michael Braddon

From: San Diego NARPM Chapter <michael@sdnarp.org>
Sent: Monday, February 12, 2018 12:09 PM
To: michael@orionmrinc.com
Subject: Attend San Diego NARPM Chapter Meeting Feb 21st 2018

Flag Status: Flagged

San Diego NARPM Chapter Meeting Feb 21st 2018

When

Wednesday, February 21, 2018
from 11:30 AM to 1:30 PM PST
[Add to Calendar](#)

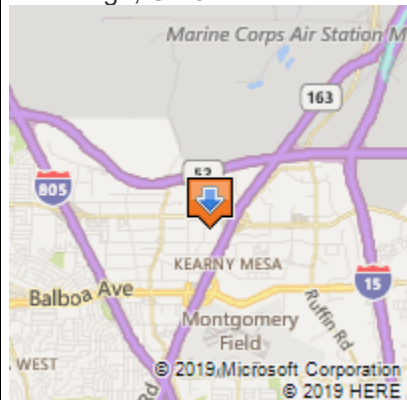
Dear Michael,

The San Diego Chapter of NARPM welcomes you! If you are a professional property manager and want to stay "ahead of the curve" within our ever-changing industry, then we encourage you to consider joining us.

Where

SDAR

4845 Ronson Court
San Diego, CA 92111



[Driving Directions](#)

Our local meetings are held on the third Wednesday of each month at the San Diego Association of Realtors office in Kearny Mesa. We have engaging and informative guest presenters each month that provide our group with education, information and amazing insights. Lunch is provided at all meetings and your first visit is free.

Spotlight: Affiliate for February 2018



... Exclusive Window Cleaning & Restoration!!!

Our company does residential and commercial window cleaning and offers glass restoration services such as hard water stain removal and graffiti and/or scratch removal from glass.

[Exclusive Window Cleaning & Restoration](#)

Spotlight: Featured Speaker ...

LAW
OFFICES
OF

Kimball, Tirey & St. John LLP

Legal Update Training

Professional manager with a strong work ethic and attention to detail. Strong leadership, problem-solving and communication skills. Growth-focused and inspired by the power of teams to deliver results. Flexible, positive and responsive to change. Background includes the establishment of programs to increase and improve productivity, reduce costs and improve customer relations.

... Clair F. Aragon, Director of Training and Education
Kimball, Tirey & St. John LLP

Click on the link below to register or RSVP.

[Get more information](#)

[Register Now!](#)

[I can't make it](#)

NOTE: This is just a Needed RSVP not a ticket.

We look forward to seeing you on the 21st !!

Sincerely,

Michael Braddon
San Diego NARPM Chapter
michael@sdnarpn.org
619-796-5836

San Diego NARPM Chapter, 4845 Ronson Court, San Diego, San Diego, CA 92111

[SafeUnsubscribe™ michael@orionmrinc.com](#)

[Forward email](#) | [Update Profile](#) | [About our service provider](#)

Sent by michael@sdnarpn.org in collaboration with



Try it free today

Michael Braddon

From: San Diego NARPM Chapter <michael@sdnarp.org>
Sent: Tuesday, March 13, 2018 11:27 AM
To: michael@orionmrinc.com
Subject: Attend San Diego NARPM Chapter Meeting March 21st 2018

San Diego NARPM Chapter Meeting March 21st 2018

When

Wednesday, March 21, 2018
from 11:30 AM to 1:30 PM PDT
[Add to Calendar](#)

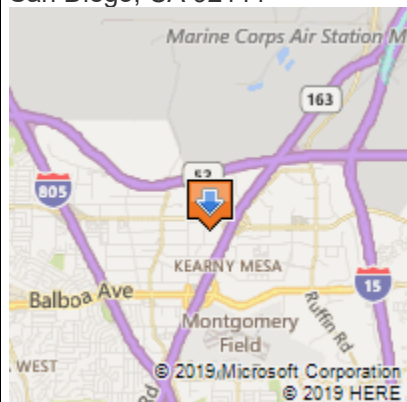
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San Diego, CA 92111



[Driving Directions](#)

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Spotlight: Affiliate for March 2018

Filter Easy™

Our Founders

After Kevin discovered that the air filter in his home hadn't been changed for the entire time he'd been living there, he decided to drive to the store to get a new one.

Jordan Muela CEO, Founder with college friend, Thad, the two quickly transformed this idea into the successful business you see today.

[Filter Easy](#)

Spotlight: Featured Speaker ...



Jordan Muela CEO, Founder

LeadSimple was born out of our frustration in seeing property managers waste good leads and miss prime marketing opportunities.

Since 2008 we've generated tens of thousands of leads for property management companies across the nation. We've been in the trenches with our clients and know first hand about the challenges of being a small business and wearing a lot of different hats.

LeadSimple brings structure, accountability and automation to the selling process so that you can connect to leads faster and close more deals. We're committed to helping companies that want to sell better and providing them with a simple product, outstanding customer service and world class free resources on how to grow their businesses faster.

[LeadSimple](#)

Register Now!

[I can't make it](#)

NOTE: This is just a Needed RSVP not a ticket.

We look forward to seeing you on the 21st !!

Sincerely,

Michael Braddon
San Diego NARPM Chapter
michael@sdnarp.org
619-796-5836

Orion Management & Realty, Inc, 1210 28th Street, San Diego, CA 92102

[SafeUnsubscribe™ michael@orionmrinc.com](#)

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Sent by michael@sdnarp.org in collaboration with



Michael Braddon

From: San Diego NARPM Chapter <michael@sdnarp.org>
Sent: Thursday, April 12, 2018 7:25 PM
To: michael@orionmrinc.com
Subject: Attend San Diego NARPM Chapter Meeting April 18th 2018

San Diego NARPM Chapter Meeting March 21st 2018

When

Wednesday, April 18, 2018 from
11:30 AM to 1:30 PM PDT
[Add to Calendar](#)

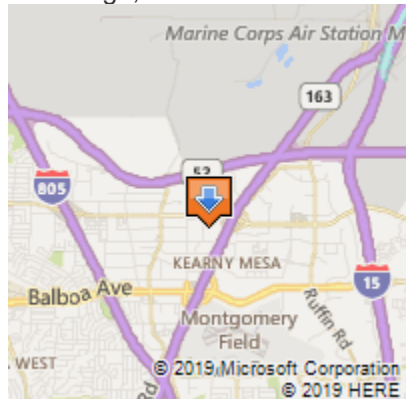
Dear Michael,

The San Diego Chapter of NARPM welcomes you! If you are a professional property manager and want to stay "ahead of the curve" within our ever-changing industry, then we encourage you to consider joining us.

Where

SDAR

4845 Ronson Court
San Diego, CA 92111



[Driving Directions](#)

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Spotlight: Affiliate for April 2018

Stephanie Buss
Business Banking Officer:



Business Banking, Refined.

[Silvergate Bank](#)

Spotlight: Featured Speaker ...



Marc Cunningham:

Systems and Behaviors that Build Business and Success

9 Business Essentials for Every Real Estate Professional.

Can be presented with a Property Management or Real Estate Sales Focus. By the end of this fun and fast paced session you will gain the knowledge and confidence to:

- Turn difficult clients into fans
- Understand and comply with fair housings rules
- Speak the language of "real-estate-investor" and
- Analyze real estate investor deals
- Negotiate like a professional
- Grow your business by 10% in 12 months 2 Hours
- Upgrade your marketing to attract new clients
- Look into the future ...

- See what real estate opportunities will exist in 5 years
- Avoid burnout and finally achieve "work life balance"
- Achieve financial independence through real estate

Register Now!

I can't make it

NOTE: This is just a Needed RSVP not a ticket.

We look forward to seeing you on the 21st !!

Sincerely,

Michael Braddon
San Diego NARPM Chapter
michael@sdnarpn.org
619-796-5836

San Diego NARPM Chapter, 1210 28th Street, San Diego, CA 92102

SafeUnsubscribe™ michael@orionmrinc.com

Forward email | Update Profile | About our service provider

Sent by michael@sdnarpn.org in collaboration with



Try it free today

Michael Braddon

From: San Diego NARPM Chapter <michael@sdnarp.org>
Sent: Monday, May 7, 2018 6:06 PM
To: michael@orionmrinc.com
Subject: Attend San Diego NARPM Chapter Meeting May 16st 2018

Flag Status: Flagged

San Diego NARPM Chapter Meeting May 16st 2018

When

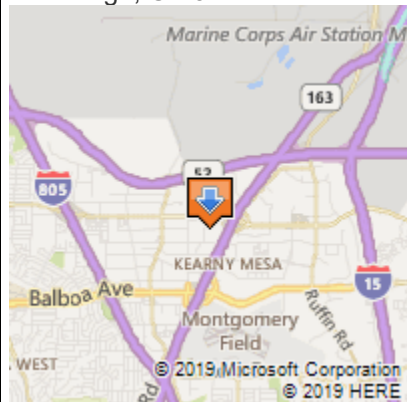
Wednesday, May 16, 2018 from
11:30 AM to 1:30 PM PDT

[Add to Calendar](#)

Where

SDAR

4845 Ronson Court
San Diego, CA 92111



[Driving Directions](#)

Dear Michael,

Our local meetings are held on the third Wednesday of each month at the San Diego Association of Realtors office in Kearney Mesa. We have engaging and informative guest presenters each month that provide our group with education, information and amazing insights. Lunch is provided at all meetings and your first visit is free.

Spotlight: Affiliate for May 2018

Tom Frederick:

SAN DIEGO
FLOOD RESTORATION™

A full service 24/7 first-response company offering emergency mitigation and reconstruction. Services include Water Damage Cleanup, Fire and Smoke damage, content manipulation, pack-outs and inventory services, and raw sewage back flow extraction.

Spotlight: Featured Speaker ...

LLOYD
PEST
CONTROL



BED BUGS

Sleep tight. Don't let the bed bugs bite.

Whoever came up with that sing-songy phrase parents use to tuck in their children must be a bonafide nutcase. How could anyone think that instilling young minds with the thought of tiny, blood-sucking insects that hide and defecate in our furniture would be a good method of putting kids to sleep?

Of course, bed bugs haven't always been the nuisance they are today. In the mid-20th century, they were all but eradicated in the United States due to long-lasting, highly effective (and highly toxic to humans) pesticides like DDT.

But the popularity of air travel after WWII, paired with stricter regulation on heavy pesticides, have made paved the way for a bed bug resurgence in the U.S., and they're back with a vengeance. Occurrences of bed bugs in the U.S. nearly double every year, and sightings in San Diego, Orange and Riverside counties proves that Southern California is no exception.



DOES THIS LOOK LIKE THE NOSE OF A FIERCE HUNTER?

Lloyd Pest Control leads the industry in bed bug eradication, providing:

- Certified canine inspections
- Targeted chemical treatments
- Vac-removal of live bed bugs
- Sealing of beds with encasements
- Fumigation
- Fumigation chamber for infested items
- Clean Heat treatments

- Personalized guidance from prep to completion



We look forward to seeing you all on the 16th!

NOTE: NOW you can pay ONLINE !!! Via PayPal !!!

Register Now!

[I can't make it](#)

**If you ALREADY paid for the year ... or first time guest
then please choose to "Pay at the Door" to register !!!**

Sincerely,

Michael Braddon
San Diego NARPM Chapter
michael@sdnarp.org
619-796-5836

San Diego NARPM Chapter, 1210 28th Street, San Diego, San Diego, CA 92102

[SafeUnsubscribe™ michael@orionmrinc.com](#)

[Forward email](#) | [Update Profile](#) | [About our service provider](#)

Sent by michael@sdnarp.org in collaboration with



[Try it free today](#)

Michael Braddon

From: San Diego NARPM Chapter <michael@sdnarp.org>
Sent: Friday, June 8, 2018 2:20 PM
To: michael@orionmrinc.com
Subject: Attend San Diego NARPM Chapter Meeting June 20th, 2018

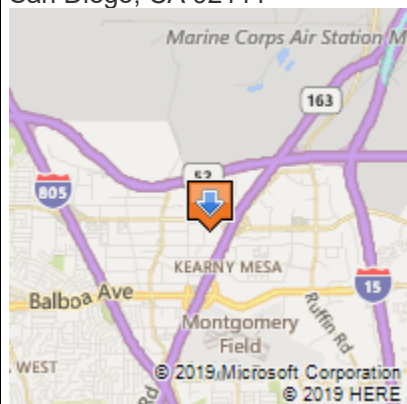
San Diego NARPM Chapter Meeting June 20th 2018

When

Wednesday, June 20, 2018 from
11:30 AM to 1:30 PM PDT
[Add to Calendar](#)

Where

SDAR
4845 Ronson Court
San Diego, CA 92111



[Driving Directions](#)

Dear Michael,

Our local meetings are held on the third Wednesday of each month at the San Diego Association of Realtors office in Kearny Mesa. We have engaging and informative guest presenters each month that provide our group with education, information and amazing insights. Lunch is provided at all meetings and your first visit is free.

Spotlight: Affiliate for June 2018

Bobby Adair & Yaron Lief:



Orange Restoration has been providing mold removal, fire damage repair, infection control & water damage restoration services in the San Diego area since 2004. If you need urgent help with anything from mold remediation to water damage from a licensed, trusted restoration company, we are available to help you 24 hours a day, 7 days a week.

Spotlight: Mastermind - Round Tables ...



QUESTIONS?

ROUND TABLE - MASTERMIND

Get Questions answered by your colleagues and share your Knowledge

Everyone has questions and we have a wealth of knowledge from each of our members. Lisa, Steve and Michael will be hosting the round tables. We have gathered some challenging and interesting topics to get everyone started.

We look forward to seeing you all on the 20th!

NOTE: NOW you can pay ONLINE !!! Via PayPal !!!

Change in Dues Start 8/1/18

Dues Increase:

Member Fees: \$25 advance registration/\$30 at the door

Non-member Fees: \$30 advance registration/\$35 at the door

Can maintain the lower \$20 rate if you pay your dues in advance by 6/30/18 for the rest of the year.

No Longer Accepting Checks or Cash at the door, only CC.

All registrations must be paid 24 hours in advance of event or you will be charged the higher fee at the door.

Register Now!

I can't make it

**If you ALREADY paid for the year ... or a first time guest
then please choose to "Pay at the Door" to register !!!**

Sincerely,

Michael Braddon
San Diego NARPM Chapter
michael@sdnarpn.org
619-796-5836

San Diego NARPM Chapter, 1210 28th Street, San Diego, San Diego, CA 92102

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Sent by michael@sdnarpn.org in collaboration with



Try it free today

Michael Braddon

From: San Diego NARPM Chapter <michael@sdnarp.org>
Sent: Friday, July 27, 2018 2:38 PM
To: michael@orionmrinc.com
Subject: Attend San Diego NARPM helping San Diego Food Bank - Volunteer Day!



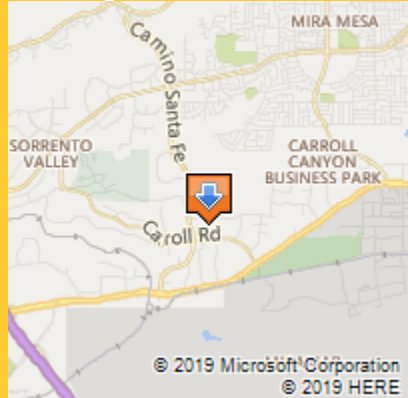
San Diego NARPM helping San Diego Food Bank - Volunteer Day!

When

Tuesday, September 25, 2018
from 1:00 PM to 7:00 PM PDT
[Add to Calendar](#)

Where

San Diego Food Bank
9850 Distribution Ave
San Diego, CA 92121



[Driving Directions](#)

Dear Michael,

Join the San Diego Chapter of NARPM on "National Good Neighbor Day" and volunteer to help pack and sort food at the **San Diego Food Bank from 1 - 4 PM!**

Happy Hour Networking to follow from 4:00-7:00 pm

at Cutwater Spirits, 9750 Distribution Ave, San Diego, CA 92121.

PLEASE REGISTER FOR THE FOOD BANK SEPARATELY.

Register below for the Happy Hour Networking Event.

[CLICK HERE](#) for SD Food Bank registration instructions

Register Now!

[I can't make it](#)

We look forward to seeing you.

Sincerely,

San Diego NARPM Chapter

Food Bank Questions? Lisa McCollough @ 619-458-5979 or
Amanda Gresiak @ (619) 940-4638
Happy Hour Networking Questions? Michael Braddon @ 619-
796-5836
michael@sdnarpn.org

San Diego NARPM Chapter, 1210 28th Street, San Diego, CA 92102

[SafeUnsubscribe™](#) michael@orionmrinc.com

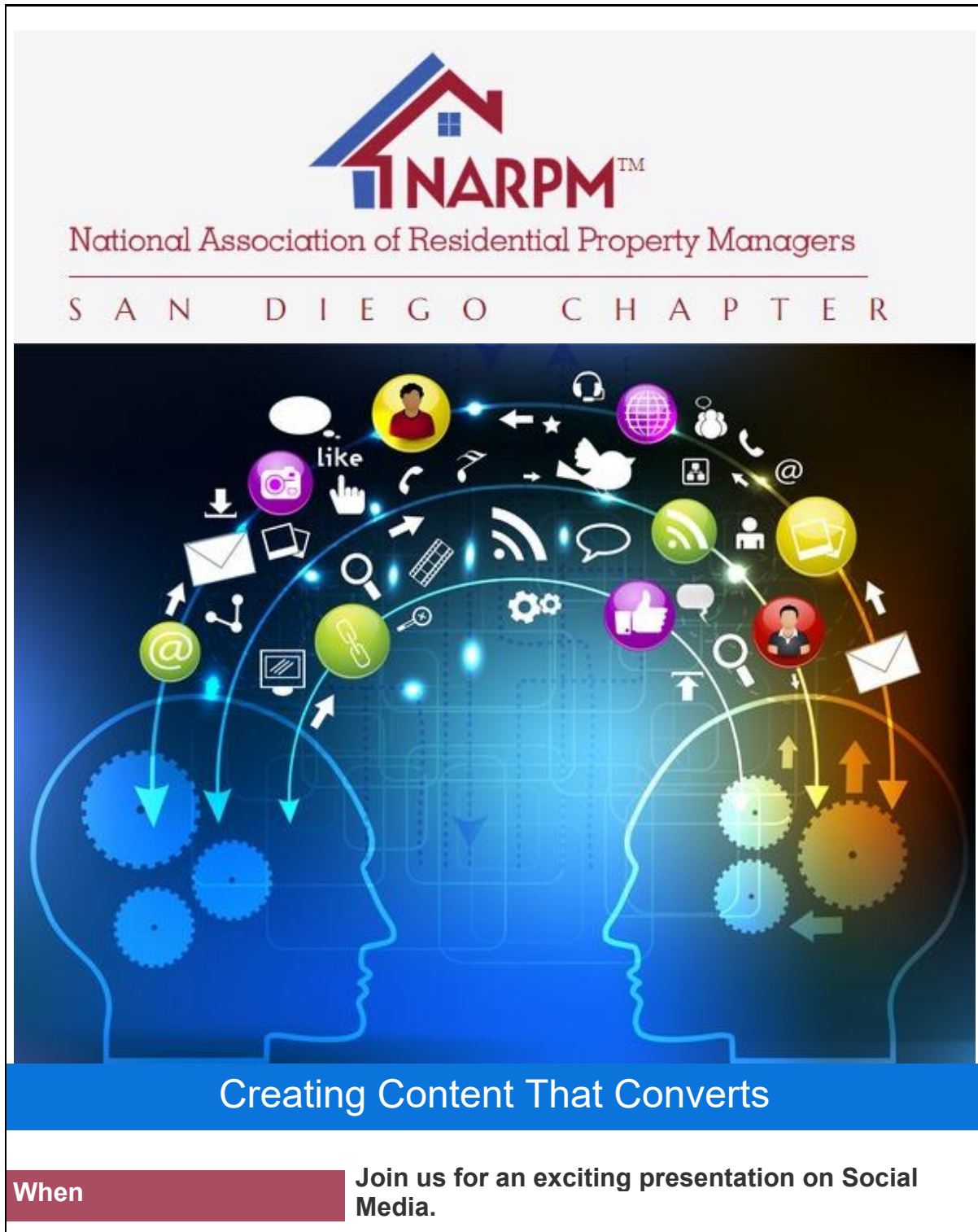
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Try it free today

From: San Diego NARPM Chapter <michael@sdnarpm.org>
Sent: Thursday, August 9, 2018 1:03 PM
To: michael@orionmrinc.com
Subject: NARPM San Diego Aug 15th! Creating Content That Converts

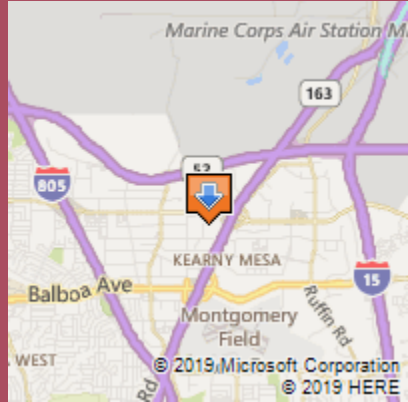


Wednesday, August 15, 2018
from 11:30 AM to 1:00 PM PDT
[Add to Calendar](#)

Where

SDAR

4845 Ronson Court
San Diego, CA 92111



[Driving Directions](#)

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Spotlight Affiliate for
August 2018

KEEPE

On-Demand Maintenance for Property Managers

Keepe is a tech-driven on demand maintenance service for property and maintenance managers. Our network of independent contractors use our Keeper app that tracks their availability and location, so we can efficiently connect them to your maintenance jobs at a time that works for you and/or your tenant. Contact

Presented by Crystal Lindsey

After this workshop, you will be able to easily create an effective social media marketing campaign that generates leads immediately, using your own custom Client Profile. Creating an informed social media strategy starts with exploring your client's actual interests, needs, and challenges...and showing them how you solve their problem. We will show you the importance of learning WHY your ideal clients need your products or services and HOW to use Live Video to get the results you desire.

- Group brainstorm for the "ideal" client profile (AKA the buyer persona)
- Effective social media post writing (Pulling from the content in our brainstorm)
- Why Live Video is the most effective content that converts (best practices: lead with the goal/challenge, case studies & subtitles)
- The power of direct marketing the people who already know, like & trust your brand



ABOUT CRYSTAL LINDSEY

Crystal Lindsey is a social media expert, graduate professor, Fortune 500 professional public speaker, and entrepreneur. Crystal speaks about social media marketing, Live Video, and personal development to entrepreneurs and executives from Fortune 500 companies such as LinkedIn, Oracle, Intel, Google, Clorox, Walmart, and many more!

WHEN

Wednesday, August 16, 2018
11:30am - 1:30pm

WHERE

SDAR
4845 Ronson Court
San Diego CA

<p>us today to get started on a rental turn or on-demand maintenance job.</p>	<p>92111</p>
<p>NOTICE</p> <p>Change in Dues Start 8/1/18</p> <p>Dues Increase:</p> <p>Member Fees: \$25 advance registration/\$30 at the door</p> <p>Non-member Fees: \$30 advance registration/\$35 at the door</p>	<p>PRE REGISTRATION COST</p> <p>NARPM Members \$25</p> <p>Affiliates \$25</p> <p>Non-members \$30</p> <p>\$5 Late Fee at the Door</p> <p>NO FEE OPTION: We have an option to register without charging a fee if you have prepaid for the year.</p> <p>If you ALREADY paid for the year, or a first time guest then please choose to "Pay at the Door" to register!</p> <p>CONTACT</p> <p>Michael Braddon michael@sdnarpm.org 619-796-5836</p>
<p><u>VISIT SAN DIEGO WEBSITE</u></p>	<p>No Longer Accepting Checks or Cash at the door, only CC. All registrations must be paid 24 hours in advance of event or you will be charged the higher fee at the door.</p>
	<div data-bbox="634 863 1398 1039" style="background-color: #0070C0; color: white; padding: 10px; text-align: center;"> <p><u>Register Now!</u></p> <p>I can't make it</p> </div> <p>Sincerely,</p> <p>Michael Braddon San Diego NARPM Chapter michael@sdnarpm.org 619-796-5836</p>

San Diego NARPM Chapter, 1210 28th Street, San Diego, San Diego, CA 92102

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Constant Contact 
 Try it free today

Michael Braddon

From: San Diego NARPM Chapter <michael@sdnarp.org>
Sent: Saturday, September 8, 2018 5:46 AM
To: michael@orionmrinc.com
Subject: Sept 12th! How to maximize productivity, preparation, and rejuvenation!



National Association of Residential Property Managers

S A N D I E G O C H A P T E R



How to Maximize Productivity, Preparation, and Rejuvenation!

When

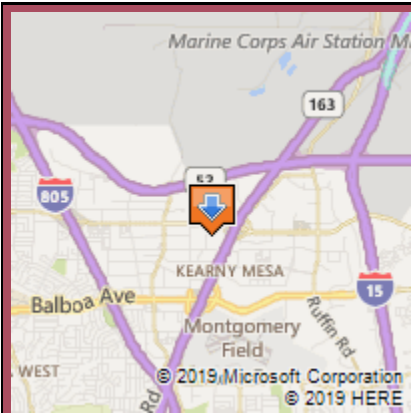
Wednesday, September 12, 2018
from 11:30 AM to 1:30 PM PDT
[Add to Calendar](#)

Where

SDAR
4845 Ronson Court
San Diego, CA 92111

Isn't success supposed to be a good thing? Yet for many of us, life can sometimes seem harder and more complicated than it was when we were just starting out. Time is often at the heart of this complexity.

When it comes to time, what's true for all of us? Every one of us operates within the same time frame-a year is 365 days for every human being. For



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WEBSITE

entrepreneurs, the biggest problem is that "any day can be a work day." Your business is with you 24/7, pulling you in all directions, often away from your family and home life.

In this presentation you'll learn a new structure that you can use to maximize productivity, preparation, and rejuvenation-and achieve greater and lasting balance in your life.

With this new structure in place, you'll be freed up to spend more time doing what you love to do and what produces your best results, by identifying your passion and unique talents-what we call your Unique Ability.

Everyone has a Unique Ability and cultivating your Unique Ability is your quickest route to success, because doing what you love to do and are best at also happens to be the way to make your biggest, most valuable contribution to the world.

At the end of this interactive presentation, you'll walk away with practical ideas and strategies that will make you more productive, the key to working less and enjoying a happier balance at work and in your personal life.



Clara Illson

Through her role as a Speaker and Account Executive with Strategic Coach, Clara understands the complicated lives of entrepreneurs.

She has spoken with hundreds of business owners about their goals, their challenges, and their visions for a bigger future. As someone who has personally benefited from The Strategic Coach Program, Clara is driven to bring more joy and freedom into the lives of entrepreneurs and their families.

WHEN

Wednesday, Sept 12, 2018

11:30am - 1:30pm

WHERE

SDAR

4845 Ronson Court

San Diego CA 92111

PRE REGISTRATION COST

NARPM Members \$25

Affiliates \$25

Non-members \$30

Online Registration Closes on Sept 10, 2018 Midnight.

\$5 Late Fee at the Door

NO FEE OPTION: We have an option to register without charging a fee if you have prepaid for the year.

If you ALREADY paid for the year, or a first time guest then please choose to "Pay at the Door" to register!

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Try it free today

Michael Braddon

From: San Diego Chapter of NARPM <michael@sdnarp.org>
Sent: Tuesday, October 16, 2018 7:47 AM
To: Michael Braddon
Subject: Reminders! NARPM San Diego

Hi, just a reminder that you're receiving this email because you have expressed an interest in the San Diego NARPM Chapter. Don't forget to add michael@sdnarp.org to your address book so we'll be sure to land in your inbox!

You may [unsubscribe](#) if you no longer wish to receive our emails.



National Association of Residential Property Managers

S A N D I E G O C H A P T E R

NARPM SAN DIEGO CHAPTER NEWS



Why Members Value NARPM®. The Success. The Education. The Classes. The Designations. Information Sharing. The Networking. The Ideas. The Friendships. Member Support. Strategic Relationships. The Results. Your Growth.

UPCOMING EVENTS & NOTICES

Just a Reminder!

Notice!

No meeting in October due to NARPM National in San Diego

November 7th

DRE Audits

Pam Strickland

Registration Coming Soon

CHANGE TO NOVEMBER MEETING DAY!

Our November meeting is normally the 3rd Wednesday of the month. Due to room availability at SDAR we had to move the meeting to Nov 7th.

December

Holiday Party TBD

GET SOCIAL

Follow Us on Instagram

<https://www.instagram.com/narpmssandiegochapter>



National Association of Residential Property Managers

S A N D I E G O C H A P T E R

San Diego Chapter NARPM | [E-mail](#) | [Website](#)

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Michael Braddon

From: San Diego NARPM Chapter <michael@sdnarp.org>
Sent: Tuesday, October 23, 2018 6:45 AM
To: Michael Braddon
Subject: NARPM San Diego Nov 7th - DRE Audits and You!



National Association of Residential Property Managers

S A N D I E G O C H A P T E R



DRE Audits and You!

When	Please Note:
------	--------------

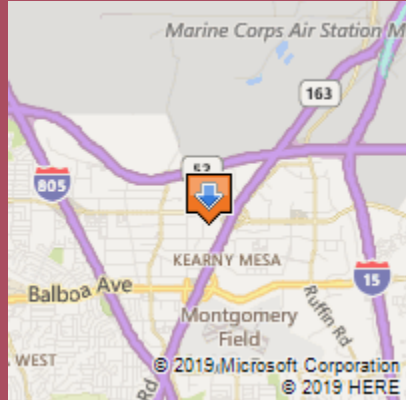
Wednesday, November 7, 2018
from 11:30 AM to 1:30 PM PST

[Add to Calendar](#)

Where

SDAR

4845 Ronson Court
San Diego, CA 92111



[Driving Directions](#)

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**[VISIT SAN DIEGO
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CHANGE TO NOVEMBER MEETING DAY!

Our November meeting is normally the 3rd Wednesday of the month. Due to room availability at SDAR we had to move the meeting to **Nov 7th**.

What triggers a DRE audit?
How to prepare for the auditor's visit.
What if you face a DRE accusation?

Find out what the cost can be in fines, penalties and legal fees.

Presented by Pam Strickland



Pam Strickland

Pam Strickland is an independent compliance consultant for real estate, mortgage, escrow and property management companies. She has held a California real estate license since 1980 and her clients include both DRE and DBO licensed companies. She strongly suggests that companies

always remain completely compliant with all laws and regulations and not wait until the auditors are knocking at their door to get things in order.

In addition to her in-office consulting, Pam is a writer, speaker and instructor on real estate industry topics and an expert witness for real estate related litigation. She has over 35 years of real estate and mortgage experience and managed a large brokerage in Santa Barbara before becoming a full-time consultant in the early 1990's.

She was a founding director of the California Association of Mortgage Brokers (CAMB), and was the president of the Central Coast Chapter before becoming the state president in 1994. Past honors include being named the California Broker of the Year by the CAMB in 1992 and National Broker of the Year in 1993 by the NAMB.

Pam serves as a member of both the California and National Review Committees for the SAFE Act Exam, a member of the National Legal Review Committee for the SAFE Act Exam and a Subject Matter Expert for the Conference of State Bank Supervisors (CSBS) special projects as well as being a master instructor for the California Bureau of Real Estate continuing education classes. She has served as a member of the DRE (now BRE) Continuing Education Advisory Committee, the FNMA Southern Regional Quality Control Panel, the NAMB Legislative Committee, the NAMB RESPA Subcommittee (chairperson in 1994), the NAMB Ethics Committee (chairperson in 1995) and was the DRE/HUD Liaison for the State/Federal Disclosure Document.

WHEN

Wednesday, Nov 7, 2018

11:30am - 1:30pm

WHERE

SDAR

4845 Ronson Court

San Diego CA 92111

PRE REGISTRATION COST

NARPM Members \$25

Affiliates \$25

Non-members \$30

Online Registration Closes on Nov 5, 2018 Midnight.

\$5 Late Fee at the Door

NO FEE OPTION: We have an option to register without charging a fee if you have prepaid for the year.

If you **ALREADY** paid for the year, or a first time guest then please choose to "Pay at the Door" to register!

CONTACT

Michael Braddon

michael@sdnarp.org

619-796-5836

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Sincerely,

Michael Braddon

San Diego NARPM Chapter

michael@sdnarp.org

619-796-5836

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Michael Braddon

From: San Diego NARPM Chapter <michael@sdnarp.org>
Sent: Tuesday, December 4, 2018 10:20 AM
To: Michael Braddon
Subject: RSVP for NARPM SD Holiday Networking Luncheon



National Association of Residential Property Managers

S A N D I E G O C H A P T E R



Holiday Networking Luncheon

When

Wednesday, December 19, 2018
from 11:30 AM to 1:00 PM PST

[Add to Calendar](#)

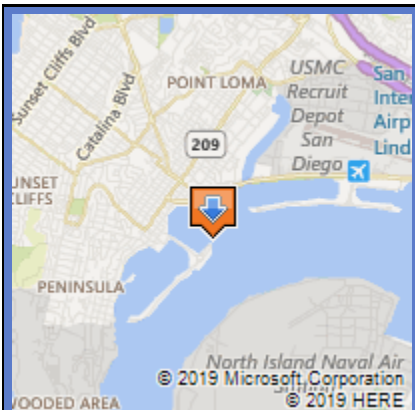
Where

Bali Hai Restaurant

2230 Shelter Island Dr.
San Diego, CA 92106

Our Holiday Networking Luncheon is a way for our membership to come together in a less structured environment, where they can build stronger relationships with one another, whether it be with other property managers or with our affiliates.

It is a time where we can build the bonds that make our organization far different from any other. An organization that lifts one another up, and help each other grow.



[Driving Directions](#)

Register Now!

[I can't make it](#)

VISIT SAN DIEGO
WEBSITE

WHEN

Wednesday, December 19, 2018

11:30am - 1:00pm

WHERE

[Bali Hai Restaurant](#)

2230 Shelter Island Drive

San Diego, CA 92106

619-222-1181

Lunch is Provided.

PRE REGISTRATION COST

NARPM Members Advanced Paid Registration \$25

*\$30 at the Door

Affiliates Advanced Paid Registration \$25

*\$30 at the Door

Non-members Advanced Paid Registration \$30

*\$35 at the Door

**Online Pre-Paid Registration Closes on Monday,
Dec 10, 2018 Midnight.**

\$5 Late Fee at the Door for registrations not pre-paid.

*Please note: When selecting pay at the door option during online registration there is a \$5 at the door fee.

No Longer Accepting Checks or Cash at the door, only CC.

NO FEE OPTION: We have an option to register without charging a fee if you have prepaid for the year.

If you ALREADY paid for the year, then please choose to "Pay at the Door" to register!

CONTACT

Michael Braddon
michael@sdnarpn.org
619-796-5836

Register Now!

[I can't make it](#)

Sincerely,

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619-796-5836

San Diego NARPM Chapter, 1210 28th Street, San Diego, San Diego, CA 92102

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National Association of Residential Property Managers

SD NARPM

Meeting Minutes

2/12/18

Meeting start: 9:06 (Amanda late)

1. **Roll Call**, In Attendance: Michael, Cheryl, Carolyn, Steve, Pam, Julie, Bob, Amanda, Lisa
2. **Upcoming Meetings**
 - a. **Speaker Update and Suggestions—**
 - i. good through April, Feb KTS, Mark Cunningham in April (leadership, rythm, stop marketing & start selling, content marketing) We voted: decided on Stop Marketing & Start selling .CAL narpm is doint work life balance., Jordan March entreneurship. Maybe bedbug lady for May or June and a round table. Cheryl offered hoarder specialists & Steve requested their contact information.
 - b. **Shortening Meeting**
 - i. Everyone seems interested. Steve shared: Do we need to introduce all the guests in the beginning, do we have to read the antitrust Michael shared: we need to read an excerpt from the anti-trust in order to be a chapter. It can be tailored and handled more effectively. Carolyn: Checkin new people we read off their names & affiliation instead of having them stand and introduce themselves. Lisa: 2-3 meetings look over the agenda and determine where we can shave some time off the meeting. Then get back together again in the next 60 days after the next 2 meetings and see what makes sense. Review in 60 days.
 - c. **National Class**
 - i. Lisa- didn't think it was required but recommended, confirmed with Tim not required. Michael- It's a hard sell with the chapter. Lisa polled the group, and Welty said skip, said demand hasn't really been there. Made motion to skip, Pam 2nd, no one not in favor unanimous NO's. Opportunity will be

here for our members in October because National is here this year!

3. Review Current Dues

a. Increase

- i. Making a change in venue, pulling off the band aid. Potentially moving in August after the dark month. Steve has found a place, Bob Bixel had also suggested a place. Bob: Must have been when we had the flood and we had to go across the street to the Shriner's Hall. We looked into that this past summer & apparently, that one time they accommodated us for just the cleaning fee, but now they are pretty expensive & they control the catering too. Looks like a dead end.
- ii. Steve wants to scratch the member/non member description. Michael shared that there were 74 last year and now there are 81 members. There is a chapter identification on the website. Print the list & cross reference the names. Issues with the door at the meeting. Michael recommended handing that over to membership to follow up with those people who are coming and not joining. Pam confirmed that she & Bob Bixel are doing that. Bob notices that people will visit and then come back and visit again. Typically it's PM's not vendors. Catch up our guest policy. How many times are you allowed to attend prior to being required to join.
- iii. Pull band aid off, and have to pay for the space. Require that people will register & pay in advance. If they don't show that's on them. IF they don't register they have to pay at the door. Bob is wondering if there's a main reason for us to change in the middle of the year vs. next year in the beginning of the year. Lisa is hoping to get people to pay in advance & be required to sign up online in advance or there will be an extra fee. Carolyn suggested: encourage people to pay before August to get the cheaper rate. Steve really likes that, Lisa says you can't accept pre-paid fees in the middle of the year. Give them the option to pay the lower price up front by August.
- iv. Guest policy: Lisa said it's one, that's the policy. She roped us back in to the agenda & the motion (below)
- v. Motions:
 1. Motion: Move space in Aug, also in Aug: raise dues \$5 to \$25 and \$30 at the door. Non-members: \$35 in advance \$40 at the door. No cash & No check, only credit card. Michael 2nd the motion. Steve wants an amendment to offer the prepayment by August at the old cheaper rate. Unanimous vote yes.

b. Eventbrite registration required in advance

- i. Michael recommends Paypal account for payments. We will be getting a swiper & that will go straight into our bank account. Constant contact offers payment and it works great with Paypal. Michael & Steve discussed this and Steve will look into it.
 - c. No Cash/Check: See above motion
- 4. Discuss Change of Venue – create subcommittee to do research
 - a. Discuss using one meeting as a test this year to change the time and see if we can attract more guests
 - b. Steve- quoted \$350 but he thinks we could get that down to \$300; 80 people for now, the cost would go up for a larger space.
 - c. Subcommittee (Bob Davie said yes) to do research- Steve said he would. He wants to get the affiliates involved & let them help. Lisa will have a call to action at the next meeting to request volunteers.
- 5. Affiliate program – create subcommittee to do research—kind of what Steve was referring to. Lisa says someone from Sacramento is sending an affiliate package that NARPM put together so we will look at that.
- 6. Board Communication and Upcoming Calls – Lisa requested a call monthly since we are making some big changes. 3 – 4 months monthly, then bi-monthly. Michael shared- National is going to be looking to the SD chapter to help out in the fall. They will need volunteers for the event. 9:15 is okay for timing. Mondays are good. Next meeting Monday, March 19 @ 9:15am
- 7. New Business—Communication
 - a. Discussion board of some kind. Asana, Trello. Biggest goal is to eliminate chain emails. Everyone seemed pretty open to Trello. She's going to look into getting us signed up.

Misc:

Julie thinks we should charge for the Christmas party. Lisa agrees. Steve likes it, Michael likes it too; said that everyone who wanted to go got to go. He added people even though it was full. Lisa wants to get into the mindset as people who join us for events pay for their enjoyment. \$\$ in the account should be to find speakers not throwing a free holiday party.

Bob had to leave call at 9:49am

Michael reminded that Cal NARPM is coming up and he needs volunteers.

Call adjourned at 10:04am



National Association of Residential Property Managers

SD NARPM BOD Meeting Minutes

3/19/18

Attendance: Lisa Fore, Carolyn Crane, Bob Bixel, Amanda Gresiak, Michael Braddon, Steve Welty, Julie Kern

Bob Davie venue chair, Lisa motioned, Steve 2nd'd and everyone was in agreement. Becky will help and Michael Braddon.

Revamping affiliate program: Mark Scott with Encore real estate wants to take on Chairing the committee to revamp affiliate program, along with Julie Kern and Danyel Brooks. Lisa fore motioned for Mark Scott to be the chair, Michael Braddon 2nd'd, no one objected.

SDFB: Volunteering & networking event should be skipped for June. Pick up again September.

Steve suggested using another company for the payment collection, not going well getting the first one signed up. Suggested Square or Paypal. Michael is going to look into the Paypal payment option and is considering bringing a laptop to pay at the meeting Lisa will talk to Steve Welty about the signature cards later on a separate call to coordinate schedules & meet at bank, etc.

Guest policy: Tabled for next meeting.

Chapter Bylaws: missed regarding affiliates. Lisa motioned not acknowledging affiliates shall not recognize Steve Welty seconded. Bob Bixel is against that.

SDAR Expo: Lisa, Steve, Michael & Bob Davie volunteering.



National Association of Residential Property Managers

SD NARPM BOD Meeting Minutes

5/14/18

Roll Call

Becky, Carolyn, Pam, Michael, Steve, Lisa, Amanda, Julie Kern

President Update

Approved meeting minutes from 3/19/18 after Lisa provided edits.

a. Chapter Compliance

Lisa canceled this item.

Treasurer Update

\$18939.62 in the bank.

Wants to have the luncheon money separated. Looks like the cost of lunch is more than the amount of money coming in.

Lunch cost \$2578 (Becky confirmed that it costs about \$630/month) Becky orders for about 60 people, that's around \$10 - \$11/person including delivery fee.

Steve brought up canceling the free 1st lunch for affiliates & property managers.

Lisa motioned to do away with the first free visit. No longer allowing a first free meeting, they have to pay as well as everyone else. Pam mentioned that we promised everyone who came to the expo that they get a free one. We agreed to starting in August 2018, Carolyn seconded. Motion approved.

Upcoming Meetings

Speaker update and suggestions

Lloyd on bedbugs this month. Only 15 - 30 minutes for the speaker. June, Crystal Lindsay (social media, engaging fun, marketing yourself online). Fee is \$350 but she may cut a deal. Also Real Estate CPA, interested in discussing tax changes & 20% deduction. As real estate professionals we have the opportunity to structure our taxes differently. But he wants to do via video Mastermind, small group. That may be good for June and we can play with August. Lisa agreed to that. Plan is to have Mastermind in June & then figure out August. If we are able to get the CPA to do it via video conferencing, then that will open up our speaker pool a great deal for future months & years. Lisa asked Steve to put the schedule on Trello.

1. Shortening Meeting
2. Committee Updates
 - a. Venue
 - b. Affiliate program
3. Bank Update
 - Card swiper being to Steve for payments at meetings
 - Finalizing signature card - Steve & Lisa will get together on this.
4. Eventbrite Update
 - By August online payment is going to be effective.
5. SDAR Realtor Event Booth Update
 - Get banner for next year's expo, make sure to get new logo. Lisa thanks everyone.

4. New Business

Danyel wants to serve as Ombudsman - Julie & Michael shared that it may be good. Michael motioned, Lisa 2nded, motion approved.

5. Next scheduled call

Next scheduled call is 06.18.18. Bob Davie & Mark Scott to join call.



National Association of Residential Property Managers

SD NARPM

Board Meeting Notes 6/18/18

Conference Dial-in Number (641) 715-3580

Participant Access Code 914866#

1. Roll Call:
 - a. Julie Kern, Bob Bixel, Amanda Gresiak, Michael, Pam, Carolyn, Julie, Lisa
2. President Update
 - a. Previous Meeting Minutes Review
 - i. Michael motioned to pass minutes & Pam 2nded, no one objected; Motion passed
3. Treasurer Update
 - a. Review of last 6 months P&L and Balance Sheet
 - i. Carolyn said she would have it by the end of the week & the bank stmts
4. Upcoming Meetings
 - a. Round Table for June
 - i. breaking out in groups, questions to get us started.
 - b. Review suggest list of speakers from Steve on Trello
 - i. everyone liked Steve's suggestions
5. Require registration prior to meeting for lunch?
 - a. Lisa says they can come but they can't eat
 - b. No more free meetings, pre-registration required.
 - c. Pre-registered/not registered separate lines
 - d. pre-pay for the year; wait until around the end of the year to announce this.
 - e. required to pay dues for entire year upfront; hesitant because of lunches. new members are pro-rated but we will not issue refunds if someone can't make a meeting. Motion michael, Lisa 2nd. No objections; PASSED Table review of requiring pre-registration for lunch & review the possibility of requiring paying dues for year in annual billing. Planning to review on this in the September meeting.
6. Shortening Meeting
 - a. tabled by Lisa
7. Venue Change
 - a. tabled by Lisa, staying where we are for now.
8. New Business
 - a. N/A
9. Next scheduled call
 - a. bank stmts & treasurer stuff.



National Association of Residential Property Managers

SD NARPM
Special Board Meeting Agenda August 15, 2018
VOTE BY EMAIL

NARPM® ANTITRUST STATEMENT:

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7/23/18 Michael Bradden made a motion by email for approval to start using Laurie from Elite Venue, who currently manages CalNarpm take over monthly newsletter & email invite, for \$100/month (a \$100 savings).

7/23/18 Amanda & Steve approve

7/24 Lisa approved

7/25 Carolyn approved

Motion passed.

Michael Braddon

From: Michael Braddon <michael@orionmrinc.com>
Sent: Monday, December 4, 2017 3:19 PM
To: 'Lisa Fore'; 'Steve Welty'; Carolyn Crane; 'Amanda Gresiak'
Cc: 'Bob Davie'; Cheryl R. Chase Berkson; 'Pam Neillo'; 'Becky Granger'; 'Dathan Kern'; 'Robert Bixel'; 'Scott Colbert'; 'Mr Rekey San Diego'; 'Michael Braddon'
Subject: RE: SD-NARPM Board Meeting ... December 18th 2017 @ 8 AM PHONE ONLY THANK YOU !!
Importance: High

FYI – REMINDER !!! Chapter Board Meeting December 18th 2017 @ 8 AM PHONE ONLY

Conference Dial-in Number: (641) 715-3580
Participant Access Code: 914866#

Agenda:

- 1) Lisa Fore President Elect for 2018 and [Board Member Elections](#) October 2017 for 2018.

President – Lisa Fore
President Elect - Steve Welty

Treasurer - Carolyn Crane (formerly Steve Welty)

955 Orange Ave, Coronado, CA, 92118
(619) 435-5211
carolyn@crestmontrealty.com

Years of Experience: 33

Specializations: CCRM & SRES, CRS, GRI

Crestmont Property Management offers a comprehensive range of property management services with over 25 years experience in the Southern California and San Diego County markets.

and **NOMINATED Amanda Gresiak as Secretary - (formerly Cheryl Chase-Berkson) VOTE NEEDED**

NOTE: **Kayla Röeder (no show)**

- 2) Personnel Procedures Advanced Course | Nov 15, 2017 | 9 am - 4 pm | Melissa Prandi, MPM® RMP®
- 3) SPRING Speakers ; *Round Table(s) for 2018*
- 4) “Marketing the Chapter” – Steve Welty
- 5) Holiday Dinner – December 20th, 2017 – Thank you again, Lisa Fore !!!
- 6) “Get to know our Affiliates better” – Julie, Affiliates Chair & NOW *Co-Chair for Events* – Michael Braddon
- 7) Marketing Content Newsletter w/ New Affiliate & KTS Role with our Chapter.
- 8) Chapter Excellence – Bob Davie, Michael Braddon, Lisa Fore & Cheryl

9) Other business

Thanks,

Michael

San Diego NARPM Chapter President 2016-17

Michael Braddon

Orion Management & Realty, Inc.

1210 28th Street

San Diego, CA 92102

619-992-3196 cell

619-713-7300 fax

<http://www.OrionMRInc.com>

BRE # 01935996

Michael Braddon

From: Michael Braddon
Sent: Sunday, February 4, 2018 5:53 PM
To: Gail Phillips (gphillips@narpm.org); Gail Phillips (ExecutiveDirector@narpm.org)
Cc: Lisa Fore (lfore@mclainproperties.com); Steve Welty (steve@goodlifemgmt.com); Amanda Gresiak (Amanda@amgprops.com); Carolyn Crane (carolyn@crestmontrealty.com); Bob Davie (bob@sandiegorpmpm.com)
Subject: NARPM - San Diego Chapter New Officers 2018 & 2019
Importance: High

Gail,

I have been working with my past Chapter President, Bob Davie, of the San Diego NARPM Chapter.

NOTE: We have been working on our Chapter Excellent application.

He pointed out that we needed to notify you of your new chapter officers:

NOTE: I served as San Diego NARPM Chapter President for 2016 & 2017

The term for our Executive Board is two years: 2018 & 2019

The new executive officers for 2018 & 2019:

President – Lisa Fore - Mclain Properties, Lfore@barbaramclain.com

President Elect – Steve Welty - Good Life Property Management Inc., steve@goodlifemgmt.com

NOTE: Steve Welty was our former Treasurer

Secretary – Amanda Gresiak - AMG Realty & Property Management Inc, Amanda@amgprops.com



Treasurer – Carolyn Crane- Crestmont Property Management, carolyn@crestmontrealty.com



also: No changes in the following Chair positions:

Communications Chair/ Webmaster – Michael Braddon
Membership Chair(s) – Pam Neillo & Robert Bixel
Hospitality & Events Chair – Rebecca Granger
Affiliate Chair – Julie Kern of Mr Rekey

If you have any questions please let me know.

Thanks,

Michael
Past San Diego NARPM Chapter President 2016-17
Chapter Leader

Michael Braddon
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BRE # 01935996

President of California NARPM
Past San Diego NARPM Chapter President
Communications Chair SD-NARPM

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Income

	Monthly	Annually
Monthly Chapter Meetings	\$ 1,800.00	\$ 21,600.00
Vendor Affililate Dues	\$ 400.00	\$ 4,800.00
Total Income	\$ 2,200.00	\$ 26,400.00
GROSS PROFIT	\$ 2,200.00	\$ 26,400.00
Expenses		
Computer Software	\$ 80.00	\$ 960.00
Luncheon Expense	\$ 600.00	\$ 7,200.00
Speakers	\$ 300.00	\$ 3,600.00
Total Expenses	\$ 980.00	\$ 11,760.00
NET OPERATING INCOME	\$ 1,220.00	\$ 14,640.00