

The Florida State Chapter of NARPM

PROFIT AND LOSS

January - December 2018

	TOTAL
Income	
Affiliate Annual Dues	13,000.00
Conference Member Registration Income	
Member Registration	53,111.00
Non-member Registration	14,030.00
Total Conference Member Registration Income	67,141.00
Conference Vendor Trade Show Income	
Conference Partner Sponsor	8,600.00
Diamond Sponsorship	6,600.00
Gold Sponsor	24,000.00
Platinum Sponsor	12,500.00
Silver Sponsor	42,250.00
Sponsor - Additional Booth/Mkting Benefits	3,000.00
Total Conference Vendor Trade Show Income	96,950.00
Donations	1,600.00
NARPM Education	459.03
PayPal Sales	0.00
Tickets of Opportunity (50/50)	440.00
Unapplied Cash Payment Income	0.00
Uncategorized Income	96.93
Total Income	\$179,686.96
GROSS PROFIT	\$179,686.96
Expenses	
Conference & Trade Show Expense	
A/V	8,049.94
Entertainment	750.00
Hotel Expense	
Hotel Deposit	2,500.00
Meals/Food	68,558.65
Room Attrition	4,629.28
Total Hotel Expense	75,687.93
Off Site Event	9,309.28
Postage	312.87
Printing	7,163.49
Speaker	30,402.60
Web/Media Marketing	3,095.98
Website Hosting/Services	500.00
Total Conference & Trade Show Expense	135,272.09
Contract Services	
Accounting Fees	200.00
Outside Contract Services	945.00

	TOTAL
Total Contract Services	1,145.00
FAR Trade Show	2,294.18
Leadership Retreat Expense	
Audio/Video	1,087.69
Meals/Food	5,409.20
Printing	272.99
Speaker	1,283.46
Total Leadership Retreat Expense	8,053.34
Operations	0.00
Awards	486.27
Education Courses	639.25
Postage, Mailing Service	49.40
Printing and Copying	165.07
Software	1,410.07
Total Operations	2,750.06
PayPal Fees	3,119.03
QuickBooks Payments Fees	1,183.85
State Corp Fee	70.00
Travel and Meetings	
Travel	500.00
Total Travel and Meetings	500.00
Unapplied Cash Bill Payment Expense	0.00
Total Expenses	\$154,387.55
NET OPERATING INCOME	\$25,299.41
NET INCOME	\$25,299.41

Florida State Chapter of NARPM				
2018 Proposed State Budget				
<u>Income</u>				
NARPM Designation classes	\$ 2,000.00			
Conference & Trade Show Income				
Member Registration	\$ 62,500.00	250@250		
Non-member Registration	\$ 14,000.00	35 @ 400		
Partner Sponsors	\$ 9,000.00	3@3000		
Platinum Sponsors	\$ 17,500.00	7@2500		
Gold Sponsors	\$ 30,000.00	15@2000		
Silver Sponsors	\$ 36,000.00	24@1500		
4 sponsors for Leadership retreat in December	\$ 2,000.00	4@500		
Total Conference & Trade Show Income	\$ 171,000.00			
<u>Total Income</u>		\$ 173,000.00		
<u>Expense</u>				
Conference & Trade Show Expense				
Non-Hotel Expenses				
Web-Site	\$ 1,110.00			
Postage	\$ 1,200.00			
Printing	\$ 5,000.00			
RegOnline Fee	\$ 4,000.00			
Survey Monkey	\$ 300.00			
Speakers	\$ 25,000.00			
Speaker Lodging	\$ 2,000.00	5@ 2 nights		
Epcot/dessert/fireworks	\$ 15,000.00			
Selfie City	\$ 750.00			
Vendor reception/2 drinbks and food	\$ 20,000.00			
Non-Hotel Expenses	\$ 53,610.00			
Hotel Expenses				
Tax	\$ 4,550.00			
Service Charge	\$ 17,500.00			
Room Rental	\$ -			
A/V	\$ 20,000.00			
Meals/Food	\$ 70,000.00			
Total Hotel Expense	\$ 112,050.00			
Total Conference & Trade Show Expense	\$ 165,660.00			
Contract Services				
Accounting Fee	\$ 150.00			
Outside Contract Services				
Total Contract Services	\$ 150.00			
Operations				
Designation class	\$ 2,000.00			
Awards	\$ 1,000.00			
Contributions	\$ 250.00			
Supplies	\$ 125.00			
State Corp Fee	\$ 62.00			
Travel for PE Leadership Retreat	\$ 500.00			
Quickbooks online program	\$ 350.00			
Speakers & Food for Leadership Retreat	\$ 2,000.00			
Total Operations	\$ 3,937.00			
<u>Total Expense</u>		\$ 169,747.00		
<u>Net</u>		\$ 3,253.00		

Chapter Contact Information

Florida State - S005

Name	Title	Phone	Email
David Sigler	President	813-684-0001	daves@vintagerealestate.net
Stacey McKay	President Elect		brokers@staceymckaycompany.com
James Garcia	Treasurer	813-684-0001	jimmyg@vintagerealestate.net
Shannon Cornell	Secretary	863-606-1094	shannon@arricorealty.com
Kim Meredith-Hampton	Past President	407-219-3315	kim@leasingorlando.com
Lori Hendrix	Convention Chair	813-949-7444 xt 104	lori@dennisrealty.com
Christy Smith	Convention Co-Chair	941-225-8322	christy@sarasotamanagement.com
Laura Vogel	Communications Chair Co-Chair		lauravogel@watsonrealtycorp.com
Tom Gaspari	Education Chair	727-642-3678	tgaspari@bhhsflpg.com
Angie McKee	Co-Chair	1-904-703-4788	onerealtypm@gmail.com
Scott Hampton	Affiliates Chair	407-219-3297	scott@leasingorlando.com
John McKay	Co-Chair		Info@pmufloirida.com
Arnold Caballero	Legislative Chair		arnold@kwrpm.com
Michael Hodges	Co-Chair		mhodes@rentalsinjax.com
Jodi Linkenhoker	Chapter Compliance Chair		jodi@choosegulfcoast.com

Florida West Coast - C034

Name	Title	Phone	Email
Mary Rinaldi	President	727-835-3187	mrinaldi@bhhsflpg.com
Lori Hermansen	President Elect	727-849-9400	lhermansen@bhhsflpg.com
Linda Wilson	Treasurer		pmsplus@bellsouth.net
Monica Holzing	Secretary		monica@lprentals.com

Jacksonville - Northeast Florida - C026

Name	Title	Phone	Email
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Phil Scarborough	President	904-374-3235	philip@eliterealtygroup.com
Shelby Heinemann	President Elect	904-477-8324	shelby@floridanetworkpm.com
Eric Boyd	Treasurer	904-813-5010	ericboyd@steponerealty.com
Lisa Schueneman	Secretary	904-291-8300	lisa@shorerealty.com
Cindy Morgan	Past President	904-302-9020	cindy@morganpm.com

Lakeland - C095

Name	Title	Phone	Email
Milton De La Cruz	President		milton@lakelandhomesandrealty.com
Kristi Lawrence	President Elect		StraightUpRealtyandPM@gmail.com
	Treasurer		
	Secretary		
Tim Davis	Past President		tdavis@allcountypolk.com

Orlando/Central Florida - C022

Name	Title	Phone	Email
Michael Krause	President	614-937-1620	mkrause@atriummanagement.com
Barbara Stewart	President Elect	386-734-4575	bstewart@watsonrealtycorp.com
Laura Vogel	Treasurer		lauravogel@watsonrealtycorp.com
Jessica Foster	Secretary		jessicafoster@watsonrealtycorp.com
Bobbie Witt	Past President		bobbiewitt@victoriaequities.com

Pensacola - C007

Name	Title	Phone	Email
Luke Street	President		luke@rentmainstreet.com
Nicole St. Aubin	President Elect		nicoles@pensacolarealtymasters.com
LaTrease Stevensen	Treasurer		lstenensonhall@gmail.com
Amy Buker	Secretary		amy@rentmainstreet.com
Jason McGuire	Past President		Jason@rmxipm.com

Sarasota/Bradenton - C076

Name	Title	Phone	Email
John Goodbrad	President		johnwgoodbrad@gmail.com
John Michailidis	President Elect		John@rpmsaramana.com
Maria Palatino	Treasurer		m.palatino@choosegulfcoast.com
Jodi Linkenhoker	Secretary		jodi@choosegulfcoast.com
Andy Moore	Past President		andy@choosegulfcoast.com

South East Florida - C074

Name	Title	Phone	Email
Rosy Baron	President	954-909-0195	rosy@gibsonrealtyservices.com
Eddie Miller	President Elect	305-807-4045	eddie@pristinepm.com
Juan Restrepo	Treasurer	561-313-4563	juan@32westrealty.com
Trisha Soman	Secretary	954-494-3784	tsoman@rmgsouthflorida.com
Roger Schalk	Past President	954-254-1304	roger@floridamanagement.net
Bill Steiner		954-288-5143	bsteiner7361@bellsouth.net
Kelly Cohen		954-600-1173	KC@Cohen-RealEstate.com
David Harper		954-249-8868	david@floridamanagement.net

South West Florida - C091

Name	Title	Phone	Email
Kevin J Page	President	239-549-6611	kevin@capeshorepmi.com
Michael Mcvety	President Elect	239-939-1233	mike@realtyservicespm.com
Sean E Kelly	Treasurer	239-204-4171	skelly@allcountymedallion.com
Susan Bielser	Secretary	239-549-2029	susan@sunbeltrentalhomes.net
Darlene Simons	Past President	239-939-0001	Darlene@homehuntersusa.com

Tampa Bay - C018

Name	Title	Phone	Email
Daniel Rothrock	President		daniel@eatonrealtyllc.com
Lori Hendrix	President Elect		pmaccounts@dennisrealty.com
Andrew Dugill	Treasurer		Andrew@hoffmanrealty.com

Bill Hague
Justin Dean

Secretary
Past President

bhague@eatonrealty.com
justin@deandewitt.com

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Membership Meeting Proof

The Florida State Chapter only holds ONE membership meeting a year, at its annual State Conference.

NARPM Florida State Chapter Annual Conference & Trade Show

20 Sep 2018 - 21 Sep 2018

Location: Hilton Orlando Lake Buena Vista

FLORIDA STATE CHAPTER

2019 LEADERSHIP TEAM NOMINATIONS

From Jaime Caballero

As your 2018 Florida State Chapter immediate Past President, it is my honor to serve as the nominating chairperson for 2018.

It is time to begin the selection process to determine the 2019 Florida State Chapter of NARPM's leadership team. I have listed the elected positions and the various committee positions for you to consider.

Your 2019 President is Dave Sigler. The following positions are elected positions that will need to be slated.

- President-Elect
- Secretary
- Treasurer

If you would like to be considered part of your state leadership team, please submit your nomination and identify what position or positions you wish to be considered for. Submit your request no later than midnight of August 24, 2018 to my email: jaime@kwrpm.com.

Your request will be reviewed by the nominating committee, a slate of officers will be selected and the election will be held.

Qualifications: You must be a Professional Member in good standing with the Florida State Chapter and the national association and willing to serve for the year. President-Elect must be willing to serve for 3 years, 1 year as President-Elect, 1 year as President and 1 year as Immediate Past President.

If you would like to nominate another person, the Florida State Chapter Bylaws require the following procedure: "Any member who would like to nominate another individual must provide a signed letter from that person, an indication of their willingness to serve if elected and signed by 5% of the Professional Members of the chapter."

We are also looking for Committee Chairpersons and Members for the following committees. If you want to serve on any of these committees let us know and I will pass the information on to Kim Meredith Hampton, President Elect, so she can finalize her team.

- Affiliate • Legislative • FAR Tradeshow Booth • Communications • Membership • Education • State Conference

We encourage you to be involved in some capacity.

I look forward to seeing you at this year's State Chapter Conference in Orlando,

Jaime Caballero, RMP,

Nominating Committee Chair



National Association of Residential Property Managers

STATE CHAPTER LEADERSHIP MEETING Minutes

Tuesday April 17, 2018

3:00 PM EST

Conference Call Dial-in: 234-203-2766

Conference Code: 958-271-066#

- *Kim Meredith-Hampton, MPM, RMP, President : Welcome & Call Meeting to Order
Dave Sigler Ran meeting in Kim's Absence. Meeting started at 3:04*
- *Shannon Cornell, MPM, RMP, Secretary : Roll Call & Approval Of Minutes March 2018*

Jaime Caballero Present	Tim Davis
Kim Meredith Hampton Excused	Cindy Morgan Present
Dave Sigler Present	Mario Gonzales Present
Shannon Cornell Present	Jason Mcguire
Mary Rinaldi Present	John Goodbrad
Lori Hendrix Present	Andrew Moore
Michael Krause Present	Justin Dean Present
Jimmy Garcia Present	Rosy Baron
Bobbie Witt Present	Sean Kelly
Lori Hermansen Present	Christy Smith Present
Michael Hodges Present	Gaston Reboredo
Francisco Nieves Taranto Present	Scott Hampton Present
Arnold Caballero Present	

Article 11: TRUTH IN ADVERTISING **Dave Sigler Read**

NARPM® members shall ensure that all advertising is clear and forthright and lists only facts about the property or services provided.

STANDARDS OF PROFESSIONALISM

- **11-1**Regardless of the type of advertising media used, content shall be truthful and honest at all times.
- **11-2**No property shall be offered as "For Rent" without the permission of the client. If an unlisted property is offered, permission must be obtained from the owner.
- **11-3**Disclosure must be made to all parties if information gathered through electronic advertising media may be sold to an outside party.

- Kim Meredith Hampton, MPM,RMP

here is link for designation classes with NARPM national

<http://www.signupgenius.com/go/5080e4eabaf2ba4f85-instructor1>

Kims Notes- Joel needs the RVP notes in in timely manner

- Jimmy Garcia : Treasurer's Report **See Attached**
- TBD : Members At Large Report **No One for this**
- Jaime Caballero update from Florida Realtors- **Day on the Hill and Business Sales Tax are what has been working on.**
- Ambassadors to RVP: Mary Rinaldi, MPM,RMP & Mario Gonzalez Update from National Mary- **Updates from National- Not a good update on the call**
Communications- looking for more people to help
Member Services- \$50 per person referred from Now until July instead of the \$200 for 5.
Designations are WAY up from previous years
All Did chapter Compliance
Please get with her or Mario for your Chapter Visit.
 - Michael Krause : Affiliates Report **See Report**
Dave Sigler Commented on how Affiliates is doing great job and we will meet the goals set.
 - Francisco Nieves : Communications Report
 - Michael Hodges: Legislative Report **Day on the Hill May 14-15, Look out for some updates from HUD, Petition Drive, and explained that you would get 10 designation points for DOTH.**
Upcoming: 529- Door Step Trash Collection
Next Year- 467- Insurance Disclosure
749- Residential Tenancy
853- Housing Discrimination
Let him know Legislative person for each chapter so info can be relayed.
 - Mario Gonzalez: Chapter Compliance & Member Services Report
Compliance is Done- Will send Report
 - Bobbie Witt : Education Report- **Still working on getting the CE credit for the State Designation Courses.**
 - Lori Hendrix : Convention Report- **Goals going out. Flyers almost Done. 17% if goals of requirements for rooms.**
- Chapter Representative Report:

Tampa- Andy Propst- Hosting at Top Golf
Jacksonville- Kim and Mary going this week. Harry for July. CC and CX are both in.
Sarasota- Dinner with RVP tonight. Brian Birdy scheduled.
Orlando- CC and CX are in. Jim Roman next month. Mike Mumford in July. Harry in August.
SW FL- CC in, working on CX. Michael Pierce speaking on Service Animals. 5/31 Educational Class Harry July 31.

 - How is your on COE-Chapter of Excellence reports coming along, and do you need any help?
 - What exciting meetings do you have coming up for May and June
 - <http://www.narpm.org/members/documents-forms/chapter-documents/>
 - Make sure that Leadership reports are in on time to Joel

- Any other business

Bobbie- Regarding RVP calls. She is not getting information for them. Mary Checking.

FAR Booth- Budget needed updated- Jaime Motioned and Jimmy 2nd.

- Future Meetings (Please mark your calendars)

Meetings will be every second Tuesday at 3pm, as follows:

	9/11
	10/9
	11/13
5/8	12/11
6/12	
7/10	
8/14	

It is the policy of the NARPM® to comply fully with all antitrust laws. The antitrust laws prohibit, among other things, and joint conduct among competitors that could lessen competition in the marketplace. NARPM's® membership is comprised of competitors; they must refrain from discussing competitively sensitive topics, including those related to pricing (such as rates, fees or costs), individual competitors or specific business transactions, or controlling or allocating markets. Further, NARPM® shall not restrict members' ability to solicit competitors' clients or advertise for business in any way that is false, deceptive or otherwise illegal

Meeting Adjourned- 3:42pm



National Association of Residential Property Managers

STATE CHAPTER LEADERSHIP MEETING Minutes

Tuesday, January 9, 2018 3:00 PM EST

Conference Call Dial-in: 234-203-2766

Conference Code: 958-271-066#

- *Kim Meredith-Hampton, MPM, RMP, President : Welcome & Call Meeting to Order*
Meeting Called To Order at 3:01
- *Shannon Cornell, MPM, RMP, Secretary : Roll Call & Approval Of Minutes Dec 2017*
Mary Rinaldi Made Motion to Approve, Dave Sigler 2nd it. Motioned Carried.

Jaime Caballero Present	Tim Davis Present
Kim Meredith Hampton Present	Cindy Morgan Present
Dave Sigler Present	Mario Gonzalez Present
Shannon Cornell Present	Jason Mcguire
Mary Rinaldi Present	John Goodbrad Christy Filled in
Lori Hendrix Present	Andrew Moore Present
Michael Krause Present	Justin Dean Present
Jimmy Garcia Present	Rosy Baron Present
Bobbie Witt Present	Sean Kelly Present
Lori Hermansen	Christy Smith Present
Michael Hodges Present	Gaston Reboredo Present
Francisco Nieves Taranto Present	Scott Hampton Present
Arnold Caballero Present	Phillip Scarborough Present

Code of Ethics Discussion:

Article 8: COMMITMENT TO FIRM

The Property Manager shall act in the best interests of his or her property management Firm.

STANDARDS OF PROFESSIONALISM

8-1 The Property Manager shall not have any undisclosed conflict of interest with his or her Firm. If a conflict or potential conflict should arise, the Property Manager shall notify his or her Firm immediately.

8-2 The Property Manager shall not receive any form of compensation, rebates, or any other benefits without full disclosure to his or her Firm.

8-3 The Property Manager may not take or use any proprietary documentation, including but not limited to client/tenant lists, during or after his or her relationship with a firm without express written consent from the firm.

- Kim Meredith – Hampton, MPM,RMP
- Jimmy Garcia : Treasurer's Report- **Sent Via Email 1/9/18 @ 3:10 to all members**
- TBD : Members At Large Report

- Ambassadors to RVP: Mary Rinaldi, MPM,RMP & Mario Gonzalez Update from National
 - Mary is covering- Orlando, Sarasota, SE**
 - Mario is covering- FL SW, Lakeland, Tampa, and Pensacola**
 - Joel is covering- Florida State and Jacksonville**

- Michael Krause : Affiliates Report
 - Almost ready for Affiliates. Prospectus for renewal being done. Many have inquired for renewing. Will be sending the Save the Date for the Affiliates.**

- Francisco Nieves : Communications Report
 - No Report as of yet. Ideas have been to feature PM firms and articles from the PM to social media.**
- Michael Hodges: Legislative Report
 - Day on the Hill for 2019, Goal is 100 People.**
 - May 14-15, 2018: Issues will be ESA, not sure who they are speaking with yet. \$45 registration- Social and breakfast. Realtor Day on the Hill was January 10-11.**
 - 2018 Ballot- 10% NonHomestead Assessment Cap**
 - Florida Apartment Association Discrimination- Keep lookout for that.**
 - Commercial Lease Tax**
- Mario Gonzalez: Chapter Compliance & Member Services Report
 - Video has been sent. NARPM National has been down due to storm. Need report to see how many new members have joined because of the Company Membership.**

- Bobbie Witt : Education Report
 - Moment of Silence for Bobbie's Husband who passed recently.**
 - Bobbie took over for Justin LaMana because of new demands in his office.**
 - Change the date on form for Speakers Commitment.**
- Lori Hendrix : Convention Report
 - Data Gathering. January will be completion Month. Need to secure a Keynote Speaker.**

- Chapter Representative Report:
 - What have you already planned for 2018
 - New Business
 - Any other business
 - Tim/Lakeland: **Getting the year started. Treasurer has had a bunch of Surgery and we need him to do the Budget. Having Ethics course on Jan 16.**
 - Bobbie/Orlando: **18th is First BOD Meeting. Will have first ever Finance Committee. 1st Event is Feb 21.**
 - Mary/West Coast: **Setting up schedule. Assignments have went out to the BOD.**
 - Cindy/Jacksonville: **Strategy, BOD is Thursday. 1st Meeting will be next week. NARPM @ ReBAR Camp.**
 - Christy/Sarasota: **BOD Last Month. Budget is done. Social on January 25. Partnering with Realtor Board to do some events.**
 - Justin/Tampa: **Working to get the schedule solidified. Back up Plan to use local speakers to fill in Gaps if needed.**

- Rosy/SE: Event with Miami Board in a few weeks.
- Sean/SW: Designation in May. ½ Day with Harry Heist-Eviction Only class. Working with Local Realtor Board to bring some events.
- Jamie/Past President: Service Animals CE course with FAR available. She emailed info on it and said to contact Sharon with FAR to schedule.

New Business:

Affiliate members: \$250 charge will include ability to post podcasts and articles on website and social media. This is in Addition to the conference costs.

- Future Meetings (Please mark your calendars :

Meetings will be every second Tuesday at 3pm, as follows:

2/13	9/11
3/13	10/9
4/10	11/13
5/8	12/11
6/12	
7/10	
8/14	

Meeting Adjourned at 3:53



STATE CHAPTER LEADERSHIP MEETING Minutes

Thursday, June 12, 2018 3:00 PM EST **Meeting Started at 3:04p**

Conference Call Dial-in: 234-203-2766

Conference Code: 958-271-066#

- *Kim Meredith-Hampton, MPM, RMP, President : Welcome & Call Meeting to Order*
- *Shannon Cornell, MPM, RMP, Secretary : Roll Call & Approval Of Minutes May 2018*
Dave Sigler Motioned, Bobbie Witt 2nd.

Jaime Caballero	Tim Davis
Kim Meredith Hampton Present	Cindy Morgan Present
Dave Sigler Present	Mario Gonzales Present
Shannon Cornell Present	Jason Mcguire
Mary Rinaldi Present	John Goodbrad
Lori Hendrix Present	Andrew Moore
Michael Krause	Justin Dean Present
Jimmy Garcia Present	Rosy Baron
Bobbie Witt Present	Sean Kelly Present
Lori Hermansen Present	Christy Smith Excused
Michael Hodges	Gaston Reboredo
Francisco Nieves Taranto Present	Scott Hampton Present
Arnold Caballero	

Article 13: NARPM® Code of Ethics **Mary Rinaldi Read**

All Professional Members of NARPM® agree to participate in any Professional Standards investigation and/or hearing should a complaint be properly filed with the Association.

STANDARDS OF PROFESSIONALISM

- **13-1** Members will take all necessary action to remain educated and knowledgeable of the NARPM® Code of Ethics.
- **13-2** NARPM® members shall not interfere with any investigative action relating to a Professional Standards case by the Association.

- **13-3** Members shall promptly supply any information requested by the Association during a Professional Standards investigation.

● Kim Meredith Hampton, MPM,RMP
 here is link for designation classes with NARPM
 national <http://www.signupgenius.com/go/5080e4cabaf2ba4f85-instructor1>

Elections Coming up according to Bylaws, Make sure Flyers are at Events, Leadership call on Thursday with Joel.

- Jimmy Garcia : Treasurer's Report **See Attached.**
- TBD : Members At Large Report
- Jaime Caballero update from Florida Realtors **No on the call.**
- Ambassadors to RVP: Mary Rinaldi, MPM,RMP & Mario Gonzalez Update from National Mario- RVP Call on 13th. All Presidents need to be on 3 out of 4 calls.
 Mary- Agreed with Mario.

- Michael Krause : Affiliates Report **Not on the call.**
- Francisco Nieves : Communications Report **Another video posted on FB and the website. Speaker Announcements going out. Emails are going out to the membership. EliteVenu will do all the marketing for an additional \$50 a month. Website now up to date with a few changes.**
- Michael Hodges: Legislative Report **Not on the call. Kim- DOTH had about 45 members participate. HUD will be involved with help on the Animals issues.**
- Mario Gonzalez: Chapter Compliance & Member Services Report **Promote NARPM and use the Grants.**
- Bobbie Witt : Education Report **CE is still at the State for Approval. Speakers are all set for the conference. Each day will be a block subject. All speakers will be speaking on similar items in the block.**
- Lori Hendrix : Convention Report **30 Affiliates signed up. 22 attendees. 29% of hotel requirements filled.**

- Kim:

- What value add meetings do you have coming up for your members for June & July
- <http://www.narpm.org/members/documents-forms/chapter-documents/>
- You should be thinking about your chapter elections in accordance with your bylaws.
- Link for Registration for Convention <http://www.floridanarpmconference.com/>
-
- Make sure that Leadership reports are in on time to Joel
Lori- July- Case Study Review; August's Ethics Course, Trying to get in with Hernando Board of Realtors for joint trainings.
Cindy (Jacksonville)- Harry Heist- July; Trade show in August
Justin (Tampa)- Harry Heist at PRO; Classes outside of Luncheon in Sept;
 Panel of Experts- Waterfront- 1 signed up; Holiday Party Dinner Cruise.
Sean (Ft Myers)- June 28 Social, July 24 Harry
Lakeland- Kim coming to Animals, Harry Heist in July
Orlando- Happy Hour Social at Seasons 52; July Eric Wetherington;
 August Harry Heist

- Any other business

- Future Meetings (Please mark your calendars)

Meetings will be every second Tuesday at 3pm, as follows, unless advised:

	9/11
	10/9
	11/13
	12/11
7/10	
8/14	

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Meeting Adjourned at 3:37



STATE

CHAPTER

LEADERSHIP MEETING MINUTES

Thursday, June 12, 2018 3:00 PM EST

Conference Call Dial-in: 234-203-2766

Conference Code: 958-271-066#

- *Kim Meredith-Hampton, MPM, RMP, President : Welcome & Call Meeting to Order
Called to Order 3:04p*
- *Shannon Cornell, MPM, RMP, Secretary : Roll Call & Approval Of Minutes May 2018
Dave Sigler- 1st, Gaston 2nd, Approved via vote*

Jaime Caballero Excused	Tim Davis Present
Kim Meredith Hampton Present	Cindy Morgan Present
Dave Sigler Present	Mario Gonzales Present
Shannon Cornell Present	Jason Mcguire
Mary Rinaldi	John Goodbrad
Lori Hendrix Present	Andrew Moore
Michael Krause Present	Justin Dean Present
Jimmy Garcia Present	Rosy Baron
Bobbie Witt Present	Sean Kelly
Lori Hermansen Excused	Christy Smith Present
Michael Hodges Excused	Gaston Reboredo Present
Francisco Nieves Taranto Present	Scott Hampton Present
Arnold Caballero	

Article 13: NARPM® Code of Ethics **Dave Sigler/Christy Smith Read**

All Professional Members of NARPM® agree to participate in any Professional Standards investigation and/or hearing should a complaint be properly filed with the Association.

STANDARDS OF PROFESSIONALISM

- **13-1** Members will take all necessary action to remain educated and knowledgeable of the NARPM® Code of Ethics.

- **13-2** NARPM® members shall not interfere with any investigative action relating to a Professional Standards case by the Association.
- **13-3** Members shall promptly supply any information requested by the Association during a Professional Standards investigation.

● Kim Meredith Hampton, MPM,RMP
here is link for designation classes with NARPM
national <http://www.signupgenius.com/go/5080e4eabaf2ba4f85-instructor1>

- Jimmy Garcia : Treasurer's Report **Report Attached**
- TBD : Members At Large Report **NA**
- Jaime Caballero update from Florida Realtors **Not On**
- Ambassadors to RVP: Mary Rinaldi, MPM,RMP & Mario Gonzalez Update from National Mario- RVP Call, Finalizing Visits, and Push Membership

- Michael Krause : Affiliates Report- **Report Attached; Several members offered to help reach out to other Vendors for possible booths.**
- Francisco Nieves : Communications Report-**Videos are on website and Youtube. Several more are coming. FB ad starting. Booth signups for FAR are sent out for Booth/Grants. PMW- will add the Privacy Policy to the website.**
- Michael Hodges: Legislative Report **Report Attached- was on a DOTH Call.**
- Mario Gonzalez: Chapter Compliance & Member Services Report **Pump Membership, Get Grants, and get geared for Elections.**
- Bobbie Witt : Education Report **Speakers are set for Conference. Will send out list next month.**
- Lori Hendrix : Convention Report **AV items were discussed. They are beginning the placement chart. Flyers have been mailed to Chapters. 38% of the rooms have been taken.**

● Kim:

- What value add meetings do you have coming up for your members for June & July
- <http://www.narpm.org/members/documents-forms/chapter-documents/>
- You should be thinking about your chapter elections in accordance with your bylaws. **Each chapter talked about their upcoming elections.**
- Link for Registration for Convention <http://www.floridanarpmconference.com/>
-
- Make sure that Leadership reports are in on time to Joel
- **Also Think about sending others on BOD to St Louis for training as well.**

- Any other business **None**

- Future Meetings (Please mark your calendars)

Meetings will be every second Tuesday at 3pm, as follows, unless advised:

	9/11
	10/9
	11/13
	12/11

7/10	
8/14	

It is the policy of the NARPM® to comply fully with all antitrust laws. The antitrust laws prohibit, among other things, and joint conduct among competitors that could lessen competition in the marketplace. NARPM's® membership is comprised of competitors; they must refrain from discussing competitively sensitive topics, including those related to pricing (such as rates, fees or costs), individual competitors or specific business transactions, or controlling or allocating markets. Further, NARPM® shall not restrict members' ability to solicit competitors' clients or advertise for business in any way that is false, deceptive or otherwise illegal

Meeting Adjourned 3:45pm.



STATE CHAPTER LEADERSHIP MEETING Minutes

Tuesday, February 13, 2018 3:00 PM EST **Called to Order at 3:02**

Conference Call Dial-in: 234-203-2766

Conference Code: 958-271-066#

- *Kim Meredith-Hampton, MPM,RMP, President : Welcome & Call Meeting to Order*
- *Shannon Cornell, MPMC, RMP, Secretary : Roll Call & Approval Of Minutes Dec 2017*

Minutes approved with a few spelling changes Mario Gonzales, 2nd Mary Rinaldi

Jaime Caballero Present	Tim Davis Excused-Shannon Covering
Kim Meredith Hampton Present	Cindy Morgan Present
Dave Sigler Present	Mario Gonzalez Present
Shannon Cornell Present	Jason Mcguire
Mary Rinaldi Present	John Goodbrad Excused- Christy Covering
Lori Hendrix Present	Andrew Moore
Michael Krause Present	Justin Dean Present
Jimmy Garcia Present	Rosy Baron
Bobbie Witt Present	Sean Kelly Present
Lori Hermansen Present	Christy Smith Present
Michael Hodges Excused	Gaston Reboredo Excused- Sick
Francisco Nieves Taranto Present	Scott Hampton Present
Arnold Caballero Present	

STANDARDS OF PROFESSIONALISM **Jaime Caballero Read**

- 9-1 The Property Manager shall conduct business dealings with other property managers in an honest and professional manner and shall not knowingly engage in any practice or take any action against a property manager in an un-businesslike manner.
- 9-2 The Property Manager shall not knowingly interfere with other property managers' contract rights, including by taking actions inconsistent with exclusive agreements that other property managers have with their clients. This does not preclude the Property Manager from otherwise soliciting potential Clients or making general announcements about his or her own services. For purposes of this Code, a general announcement may be defined as a general telephone canvass or a general mailing or distribution addressed to all prospects in a given geographical area or in a specific profession, business, club, organization, or other classification or group. This Code does not restrict fair and reasonable competition among property managers.
- 9-3 In the event of a controversy between Property Managers with different Firms, the Property Manager of the Firm shall use best efforts to resolve the dispute prior to litigation.

- 9-4 The Property Manager shall not obtain or use the proprietary materials or work of a competing management Firm without the express written permission of that Firm.
- 9-5 The Property Manager shall cooperate with other property managers when it is in the best interests of the Client or Tenant to do so.

- Kim Meredith Hampton, MPM,RMP
 here is link for designation classes with NARPM
 national <http://www.signupgenius.com/go/5080e4cabaf2ba4f85-instructor1>
 DOTH- \$45 Registration that is open now. Want 100+ NARPM members to go.
 Broker/Owner- 4/9-11 50 Seats left
 Southern States- June
 Florida State Conference- September
 Chapter Compliance- 2/28 Due
 Lakeland- Working on getting final items
 West Coast- Paperwork being put together, 2016 Logos on the site
 Orlando- In Process- Treasurer has been out
 Jacksonville- Working on it. Just need to upload
 Sarasota- Needing help with Compliance
 Tampa- Daniel Rothrock working on getting all together and uploaded.
 SE- Not on the call
 SW- Working on it. Need to reach out to Kim
 Pensacola- Not on the call
 Designation Link- Sign Up (Link Above)
 Kim would like to see each chapter have a designation chair.

- Jimmy Garcia : Treasurer's Report- **Emailed to the group, also attached.**
- TBD : Members At Large Report- **No One is in this position**
- Jaime Caballero update from Florida Realtors
 Jaime had got off the phone with the Florida GAAD- Military Personnel- No Security Deposit; Was not passed but will likely come back up
 Service Animal CE course through FAR- Try to get this class for your chapter or in conjunction with your board of realtors.
- Ambassadors to RVP: Mary Rinaldi, MPM,RMP & Mario Gonzalez Update from National
Mary: Reports to Joel need to come in timely; those missing were going to get them in today
Need to schedule visits to: Jacksonville, Orlando, SE, and Sarasota
Mario- Same as Mary- Need to schedule visits to West Coast, Lakeland, Tampa,
 - Michael Krause : Affiliates Report
Prospectus has been sent out- Harry Heist is Diamond, Yardi and Filter Easy
 - Francisco Nieves : Communications Report
Materials have been ordered, PMW will handle Web and Social Media, Save the Dates coming. Florida Realtors Trade show is not up yet to schedule.
 - Michael Hodges: Legislative Report
Arnold Caballero- Will be reaching out to each chapter for Legislative Rep.
DOTH- \$45, Will be discussing ESA, Disparate Act and AOB
Bill- Vacation Rentals, Passed with 9-1 vote
 - Mario Gonzalez: Chapter Compliance & Member Services Report
128 New Members Attributing to the new Company Memberships
 - Bobbie Witt : Education Report
Classes at Conference- Maintenance- Fred Thompson, Growing Your Business- Kelly Tolerson (It was talked about that we are attempting to get these courses approved for CE credit)

- Lori Hendrix : Convention Report
Planning on Chip Eickelberger as Keynote, along with 27 other speakers including Brian Birdy, Eric Wetherington, Kelly and Grant, Mark Kreditor, Todd Breen

- Chapter Representative Report:

- How is your planning going for the year and do you have your Chapter Compliance reports turned in, and working on COE? What help do you need for this year, and one hot topic for your chapter.
- <http://www.narpm.org/members/documents-forms/chapter-documents/>
- Make sure that Leadership reports are in on time to Joel

Covered Previously in the call.

- Any other business **None**
- Future Meetings (Please mark your calendars)

Meetings will be every second Tuesday at 3pm, as follows:

	9/11
3/13	10/9
4/10	11/13
5/8	12/11
6/12	
7/10	
8/14	

Meeting Adjourned 3:40pm

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State Chapter Leadership Meeting Minutes

Thursday May 10, 2018 3:00pm

Meeting Started 3:02 pm

Conference Call Dial-in: 234-203-2766

Conference Code: 958-271-066#

Kim Meredith-Hampton, MPM,RMP, President : Welcome & Call Meeting to Order

*Shannon Cornell, MPM, RMP, Secretary : Roll Call & Approval Of Minutes April 2018 **Approved as written***

Attendance: Shannon Cornell, Kim Meredith Hampton, Rosy Baron, Lori Hendrix, Michael Hodges, Cindy Morgan, Justin Dean, Dave Sigler, Mary Rinaldi, Michael Krause, Jimmy Garcia, Bobbie Witt, Lori Hermansen, Francisco Nieves-Taranto, Mario Gonzalez, John Goodbrad, Sean Kelly, Scott Hampton

Absent: Jaime Caballero (Excused), Tim Davis, Jason McGuire, Andy Moore (Excused), Gaston Reboredo, Arnold Caballero (Excused)

Article 12: RESPONSIBILITY TO NARPM® AND THE PROFESSION (Read by Rosy Baron)

The Property Manager shall strive to be informed about relevant matters affecting the property management field on a local, state, and national level.

STANDARDS OF PROFESSIONALISM

- **12-1** The Property Manager shall strive to improve the property management profession and NARPM® by sharing with others their lessons of experience for the benefit of all.
- **12-2** The Property Manager shall strive to be informed about relevant matters affecting the property management field on a local, state, and national level.
- **12-3** The Property Managers shall maintain their real estate license by meeting continuing education requirements as set out by the state in which they work.
- **12-4** NARPM® members shall abide by NARPM®'s bylaws and any other guidelines approved by the Board and shall do no harm to the organization.
- **12-5** NARPM® members shall ensure that all electronic communications and marketing they prepare are professional with respect given to the recipients.

- **Kim Meredith Hampton, MPM,RMP**

here is link for designation classes with NARPM national

<http://www.signupgenius.com/go/5080e4eabaf2ba4f85-instructor1>

Classes for Designation- Each chapter work to get classes scheduled and help with getting them credit for CE.

- **Jimmy Garcia : Treasurer's Report **See attached reports****
- **TBD : Members At Large Report**

- Jaime Caballero update from Florida Realtors
- Ambassadors to RVP: Mary Rinaldi, MPM,RMP
National is looking for Committee Members- Broker/Owner Committee, Strategic Planning Southern States Conference – Early Registration Closing 5/15
- Mario Gonzalez Update from National- Has a few chapters scheduled for visit this summer
- Michael Krause : Affiliates Report Reached out to Broker/Owner Affiliates
Has 24 Commitments- 25 spots remaining. Kim will do a video invite for the event for some of the national affiliates. Shannon will touch base with PMI.
- Francisco Nieves : Communications Report Promoting conference. Videos from Speakers are coming in. Posting on FB page. Darrin and Denis will help promote. Suggested a \$1000 budget for FB Promotion. Francisco motioned to use for FB from \$5000 budget line for Printing and Social Media at 50% for each. Lori Hendrix 2nd it. Flyers right now at \$259 None opposed- Motion carried.
Flyers went out to chapters. Email Campaign started. YouTube channel for video uploads. Kim will do a Presidents Message.
- Michael Hodges: Legislative Report DOTH Talking Points- Background Checks, ADA, National Flood Ins. And ESA. 45 Registered. 30 Minutes with Speaker- 30 Minutes of Questions.
PAC Contest- Participation at Chapter level. Highest Number of investors will win \$250 GC.
6 Areas in FL that have Section 8 as a Protected Class- Broward- Protected classes- Domestic Stalking, Abuse, Military, and Income, Charging Higher rent amounts to move out of lower rent area.
Next year- Florida Realtor Days- Will have a subcommittee after July- Need one person from each chapter.
- Mario Gonzalez: Chapter Compliance & Member Services Report Membership up higher than last year. 5378 Nationally. Goal is 10000. Incentive right now \$50 GC for each member referred.
- Bobbie Witt : Education Report Education classes have been submitted for CE, waiting on FREC. Gathering Speaker agreements.
- Lori Hendrix : Convention Report- Committee meets every Friday. 20% of required for hotel already. Each chapter receiving flyers.

Chapter Representative Report:

- How is your on COE-Chapter of Excellence reports coming along, and do you need any help?
- What exciting meetings do you have coming up for May and June
- <http://www.narpm.org/members/documents-forms/chapter-documents/>
- Make sure that Leadership reports are in on time to Joel

Justin: (Tampa)- Fair housing for Pinellas County @ Top Golf Brandon. Trying new venue. Had Policy and Procedure Class- 20 people attended.

Lori H- General Membership. Trying to organize Ethics Course.

Shannon (Lakeland)- Harry Heist June 19. Designation Course was cancelled due to participation. Kim may come to Harry.

Jacksonville- Senator coming next Month. MLS Class last month. Harry in July. Trade show in August.

Rosy (Sarasota) Harry September 13 pairing with the local Board. End of May Insurance Pitfalls. Taking Summer off.

Orlando- BOD Meeting this am. Jim Roman next week. July Social, Harry August, Sept Social, October Social, December Induction- Brian Birdy inducting. Kim and Mary will go to Orlando.
Sean- Michael Pierce- Disabilities/Service Animals. Kim was there.

- Any other business **None**

Meeting Adjourned 3:52



STATE CHAPTER LEADERSHIP MEETING MINUTES

Tuesday, October 9, 2018 3:00 PM EST

Conference Call Dial-in: 234-203-2766

Conference Code: 958-271-066#

- *Kim Meredith-Hampton, MPM, RMP, President : Welcome & Call Meeting to Order* **Called To Order 3:03p**
- *Shannon Cornell, MPM, RMP, Secretary : Roll Call & Approval Of Minutes August 2018*

Jaime Caballero	Tim Davis
Kim Meredith Hampton Present	Cindi Morgan Present
Dave Sigler Present	Mario Gonzalez
Shannon Cornell Present	Jason Mcguire
Mary Rinaldi	John Goodbrad
Lori Hendrix Present	Andrew Moore
Michael Krause Present	Justin Dean
Jimmy Garcia Present	Rosy Baron Present
Bobbie Witt Present	Sean Kelly Present
Lori Hermansen	Christy Smith Excused
Michael Hodges Present	Gaston Reboredo Present
Francisco Nieves Taranto Excused	Scott Hampton Present
Arnold Caballero	

Code of Ethics Discussion:

Article 4: OBLIGATIONS TO TENANTS **Read By Rosy Baron**

The Property Manager shall treat all Tenants honestly and professionally when applying for, living in, and vacating a managed residence. The Property Manager shall hold a high regard for the safety and health of those lawfully at a managed property.

STANDARDS OF PROFESSIONALISM **Read by Jimmy and Bobbie**

- **4-1** The Property Manager shall offer all Prospective Renters a written application.
- **4-2** The Property Manager shall provide all Tenants with a copy of the signed rental agreement, and extensions with all addendums attached.
- **4-3** The Property Manager shall make all disclosures as required by state and local laws and provide the Tenant an opportunity to complete a written condition report at the time of moving in.
- **4-4** The Property Manager shall respond promptly to requests for repairs.
- **4-5** Within the time prescribed by law, a written deposit refund determination shall be provided to the Tenant after they have vacated the property. No undue delay in refunding or accounting for the security deposit shall take place.

REPORTS

Kim Meredith Hampton- Presidents Report- From RVP Joel Elliott, please turn in your new elected leadership to him and national. You also need to have the President and PE set up for leadership retreat

We also need to start next year's budget process

https://www.narpm.org/docs/conferences/2018_leadership/18leadership_chapter-pres-preselect_reg.pdf

- COE, Chapter visits, NARPM PAC contest, Conference Registrations

Kim expressed her gratitude and appreciation for all who helped make the Conference a success. Scott talked about the Conference Attendee Survey.

Chapter Excellence is right around the corner and we need to get focusing on that. NARPM Pac- Contest for National.

- Jimmy Garcia : Treasurer's Report **See attached Report**
- Ambassadors to RVP: Mary Rinaldi, MPM, RMP & Mario Gonzalez Update from National **Not on Call**
 - Michael Krause : Affiliates Report **See Attached- Kim will be bringing a Save The Date to National Conference.**
 - Francisco Nieves : Communications Report: **Not on Call- See Attached**
 - Michael Hodges: Legislative Report **See attached**
 - Mario Gonzalez: Chapter Compliance & Member Services Report **Not on Call**
 - Bobbie Witt : Education Report **Kudos to the team for helping make the conference a success.**
 - Lori Hendrix : Convention Report/Conference Roundup- **Thanking everyone for making it "The Best Conference Ever"**
 - Dave Sigler- President Elect- Working on Next Years Budget. Will be having the Leadership Retreat again. December 14th. Will be sending out information on this.

- Chapter Representative Reports:

All Chapter leadrs that were present on the call agreed to send their new leadership to Joel, Kim, and Dave for 2019

New Business

- Any other business

- Future Meetings (Please mark your calendars) :

Meetings will be every second Tuesday at 3pm, as follows:

	11/13
	12/11

Meeting Adjourned at 3:42pm



National Association of Residential Property Managers

STATE CHAPTER LEADERSHIP MEETING MINUTES

Monday, March 12, 2018 3:00 PM **Called to Order- 3:02 pm**

Conference Call Dial-in: 234-203-2766

Conference Code: 958-271-066#

- *Kim Meredith-Hampton, MPM, RMP, President : Welcome & Call Meeting to Order*
- *Shannon Cornell, MPM, RMP, Secretary : Roll Call & Approval Of Minutes Feb 2018*
Filed

Jaime Caballero Present	Tim Davis Excused
Kim Meredith Hampton Present	Cindy Morgan Present
Dave Sigler Present	Mario Gonzales
Shannon Cornell Present	Jason Mcguire
Mary Rinaldi Present	John Goodbrad
Lori Hendrix Present	Andrew Moore Present
Michael Krause Present	Justin Dean Present
Jimmy Garcia Present	Rosy Baron
Bobbie Witt Present	Sean Kelly Present
Lori Hermansen Excused- Mary Covering	Christy Smith Present
Michael Hodges	Gaston Reboredo Excused
Francisco Nieves Taranto Excused	Scott Hampton Present
Arnold Caballero Present	

STANDARDS OF PROFESSIONALISM **Dave Sigler Read**

Article 10: TRUTH IN ADVERTISING

The Property Manager shall ensure that all advertising is clear and forthright and includes only accurate and truthful statements about the property or services advertised.

STANDARDS OF PROFESSIONALISM

10-1 Regardless of the type of media used, advertising content shall be truthful and honest at all times.

10-2 No property shall be offered as "For Rent" without the actual permission of the Client. If an unlisted property is offered, permission must be obtained from the owner.

10-3 Disclosure must be made to all parties if information gathered through electronic advertising media may be sold to an outside party.

10-4 All marketing materials, whether printed or electronic, shall comply with state laws.

- **Kim Meredith Hampton, MPM,RMP**

here is link for designation classes with NARPM national

<http://www.signupgenius.com/go/5080e4eabaf2ba4f85-instructor1>

Make sure to sign up for holding a designation course, Wednesday- Compliance due

Broker/Owner- Closed- No More Space

DOTH- May 14-15: Going- Jaime, Kim, Scott, Mary, Christine Lanno

Southern State- Charleston- June

Florida State Conference- September

Chapter Visits- Joel, Mario, and Mary

Sean- Needs to set up

Bobbie- Will call Mary to set up

Designation Chair- Each chapter Needs one.

Budget- Needed to add FAR into Budget- 1200-500 grant from NARPM

1st- Jaime Caballero 2nd- Dave Sigler

Vote to put Permanently in Budget- So Moved.

- **Jimmy Garcia : Treasurer's Report**

Paypal account being set up. Link is being worked on.

Option to pay online- Jimmy will be emailing the vendors the membership dues.

Charge Affiliates the Membership Fee was discussed

Jimmy will get with Michael and Lori about the Online option.

- **TBD : Members At Large Report**

- **Jaime Caballero update from Florida Realtors**

Far- No Particular Update

Florida Business Tax- 5.7% now

- **Ambassadors to RVP: Mary Rinaldi, MPM,RMP & Mario Gonzalez Update from National**

Mary- RVP Ambassador- Chapter Compliance- 3 More Days

Chapter Visits- SW, Sarasota, Orlando

Michael Krause : Affiliates Report

See Attached Report, 41 Spots left for Vendors at Conference

Would love to have a square or Online Registration.

Any help with sending other Vendors coming.

Francisco Nieves : Communications Report

Report attached- Kim Recapped Report-

Dave- Very excited to see all that is happening.

- **Michael Hodges: Legislative Report**

- **Mario Gonzalez: Chapter Compliance & Member Services Report- Not on Call**

- **Bobbie Witt : Education Report**

Emailing with Gayle Moncla and Chere about getting CE for State courses.

Finalizing the speakers

Kelly Tolerson- Free for us!!

Dave- Need to do Marketing letting know if there are CE or not.

- **Lori Hendrix : Convention Report**

Wants to get with the Local leaders to see what the goals will be for attendance.

Kim- Very excited about how it is all coming together

- **Chapter Representative Report:**

- How is your planning going for the year and do you have your Chapter Compliance reports turned in, and working on COE? What help do you need for this year, and one hot topic for your chapter. New Deadline March 14th

- <http://www.narpm.org/members/documents-forms/chapter-documents/>
- Make sure that Leadership reports are in on time to Joel
Tampa- Sent in Compliance weeks ago
Sarasota- All done
Orlando- Denis and Darrin- Very good turnout of 125 people. Afternoon energy snacks were a hit!
Lakeland- John Bradford coming next week.
Mary- Working on Aprils event
Tampa- Steve Crossland coming up soon.
Cindy- Designation course Thursday
Sarasota- Connecting with Tampa for doubling up meetings- Have Harry Heist scheduled.
SW- Pet Issues and Social

- Any other business **None**
- Future Meetings (Please mark your calendars)

Meetings will be every second Tuesday at 3pm, as follows:

	9/11
	10/9
4/10	11/13
5/8	12/11
6/12	
7/10	
8/14	

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Meeting Adjourned- 3:51 pm



STATE CHAPTER LEADERSHIP MEETING MINUTES

Thursday, August 14, 2018 3:00 PM EST

Conference Call Dial-in: 234-203-2766

Conference Code: 958-271-066#

- *Kim Meredith-Hampton, MPM,RMP, President : Welcome & Call Meeting to Order
Called to Order 3:02pm*
- *Shannon Cornell, MPM, RMP, Secretary : Roll Call & Approval Of Minutes July 2018
Mary Rinaldi, 2nd by Francisco Nieves Taranto Approved via vote*

Jaime Caballero Present	Tim Davis Absent
Kim Meredith Hampton Present	Cindy Morgan Excused
Dave Sigler Present	Mario Gonzales Absent
Shannon Cornell Excused	Jason Mcguire Absent
Mary Rinaldi Present	John Goodbrad Absent
Lori Hendrix Present	Andrew Moore Absent
Michael Krause Present	Justin Dean Present
Jimmy Garcia Present	Rosy Baron Present
Bobbie Witt Excused/Barb in for her	Sean Kelly Excused
Lori Hermansen Present	Christy Smith Present
Michael Hodges Present	Gaston Reboredo Present
Francisco Nieves Taranto Present	Scott Hampton Present
Arnold Caballero Present	

Article 2: DISCRIMINATION (read by Michael Hodges)

The Property Manager shall not discriminate in the rental, lease, or negotiation for real property based on Fair Housing Laws as disseminated by the U.S. Department of Housing and Urban Development and shall comply with all federal, state, and local laws concerning discrimination.

STANDARDS OF PROFESSIONALISM

- **2-1** It is the duty of the Property Manager to educate those with whom the Property Manager is affiliated to comply with all fair housing laws.

- Kim Meredith Hampton, MPM,RMP
here is link for designation classes with NARPM national
<http://www.signupgenius.com/go/5080e4eabaf2ba4f85-instructor1>

- Jimmy Garcia : Treasurer's Report **Report Attached**
- Jaime Caballero update from Florida Realtors **Update on Service Animals for HUD**
- Ambassadors to RVP: Mary Rinaldi, MPM,RMP Update from National

Mary- Election process most important at this time

- Michael Krause : Affiliates Report- **Report Attached, Need 9 more vendors**
- Francisco Nieves : Communications Report-**Videos are on website and Youtube, with update emails several times a month**
- Michael Hodges: Legislative Report **Report Attached**
- Mario Gonzalez: Chapter Compliance & Member Services Report **No report**
- Bobbie Witt : Education Report **Speakers are all set and solidified, Classes for CE have been sent over to stacey to help for the CE approval from state of Florida**
- Lori Hendrix : Convention Report Just over 100 registrations so far!

- Kim:
 - <http://www.narpm.org/members/documents-forms/chapter-documents/>
 - You should be thinking about your chapter elections in accordance with your bylaws. **Each chapter talked about their upcoming elections.**
 - Link for Registration for Convention
<http://www.floridanarpmconference.com/>
 - Make sure that Leadership reports are in on time to Joel
 - **Plan on sending Pres & PE on BOD to St Louis for training.**
- Any other business **None**
- Future Meetings (Please mark your calendars)

Meetings will be every second Tuesday at 3pm, as follows, unless advised:

	9/11
	10/9
	11/13
	12/11

other things, and joint conduct among competitors that could lessen competition in the marketplace. NARPM's® membership is comprised of competitors; they must refrain from discussing competitively sensitive topics, including those related to pricing (such as rates, fees or costs), individual competitors or specific business transactions, or controlling or allocating markets. Further, NARPM® shall not restrict members' ability to solicit competitors' clients or advertise for business in any way that is false, deceptive or otherwise illegal

Meeting Adjourned 3:48pm.

State Chapter Leadership Meeting Minutes

Thursday May 10, 2018 3:00pm

Meeting Started 3:02 pm

Conference Call Dial-in: 234-203-2766

Conference Code: 958-271-066#

Kim Meredith-Hampton, MPM,RMP, President : Welcome & Call Meeting to Order

*Shannon Cornell, MPM, RMP, Secretary : Roll Call & Approval Of Minutes April 2018 **Approved as written***

Attendance: Shannon Cornell, Kim Meredith Hampton, Rosy Baron, Lori Hendrix, Michael Hodges, Cindy Morgan, Justin Dean, Dave Sigler, Mary Rinaldi, Michael Krause, Jimmy Garcia, Bobbie Witt, Lori Hermansen, Francisco Nieves-Taranto, Mario Gonzalez, John Goodbrad, Sean Kelly, Scott Hampton

Absent: Jaime Caballero (Excused), Tim Davis, Jason McGuire, Andy Moore (Excused), Gaston Reboredo, Arnold Caballero (Excused)

Article 12: RESPONSIBILITY TO NARPM® AND THE PROFESSION (Read by Rosy Baron)

The Property Manager shall strive to be informed about relevant matters affecting the property management field on a local, state, and national level.

STANDARDS OF PROFESSIONALISM

- **12-1** The Property Manager shall strive to improve the property management profession and NARPM® by sharing with others their lessons of experience for the benefit of all.
- **12-2** The Property Manager shall strive to be informed about relevant matters affecting the property management field on a local, state, and national level.
- **12-3** The Property Managers shall maintain their real estate license by meeting continuing education requirements as set out by the state in which they work.
- **12-4** NARPM® members shall abide by NARPM®'s bylaws and any other guidelines approved by the Board and shall do no harm to the organization.
- **12-5** NARPM® members shall ensure that all electronic communications and marketing they prepare are professional with respect given to the recipients.

- **Kim Meredith Hampton, MPM,RMP**

here is link for designation classes with NARPM national

<http://www.signupgenius.com/go/5080e4eabaf2ba4f85-instructor1>

Classes for Designation- Each chapter work to get classes scheduled and help with getting them credit for CE.

- **Jimmy Garcia : Treasurer's Report **See attached reports****
- **TBD : Members At Large Report**

- Jaime Caballero update from Florida Realtors
- Ambassadors to RVP: Mary Rinaldi, MPM,RMP
National is looking for Committee Members- Broker/Owner Committee, Strategic Planning Southern States Conference – Early Registration Closing 5/15
- Mario Gonzalez Update from National- Has a few chapters scheduled for visit this summer
- Michael Krause : Affiliates Report Reached out to Broker/Owner Affiliates
Has 24 Commitments- 25 spots remaining. Kim will do a video invite for the event for some of the national affiliates. Shannon will touch base with PMI.
- Francisco Nieves : Communications Report Promoting conference. Videos from Speakers are coming in. Posting on FB page. Darrin and Denis will help promote. Suggested a \$1000 budget for FB Promotion. Francisco motioned to use for FB from \$5000 budget line for Printing and Social Media at 50% for each. Lori Hendrix 2nd it. Flyers right now at \$259 None opposed- Motion carried.
Flyers went out to chapters. Email Campaign started. YouTube channel for video uploads. Kim will do a Presidents Message.
- Michael Hodges: Legislative Report DOTH Talking Points- Background Checks, ADA, National Flood Ins. And ESA. 45 Registered. 30 Minutes with Speaker- 30 Minutes of Questions.
PAC Contest- Participation at Chapter level. Highest Number of investors will win \$250 GC.
6 Areas in FL that have Section 8 as a Protected Class- Broward- Protected classes- Domestic Stalking, Abuse, Military, and Income, Charging Higher rent amounts to move out of lower rent area.
Next year- Florida Realtor Days- Will have a subcommittee after July- Need one person from each chapter.
- Mario Gonzalez: Chapter Compliance & Member Services Report Membership up higher than last year. 5378 Nationally. Goal is 10000. Incentive right now \$50 GC for each member referred.
- Bobbie Witt : Education Report Education classes have been submitted for CE, waiting on FREC. Gathering Speaker agreements.
- Lori Hendrix : Convention Report- Committee meets every Friday. 20% of required for hotel already. Each chapter receiving flyers.

Chapter Representative Report:

- How is your on COE-Chapter of Excellence reports coming along, and do you need any help?
- What exciting meetings do you have coming up for May and June
- <http://www.narpm.org/members/documents-forms/chapter-documents/>
- Make sure that Leadership reports are in on time to Joel

Justin: (Tampa)- Fair housing for Pinellas County @ Top Golf Brandon. Trying new venue. Had Policy and Procedure Class- 20 people attended.

Lori H- General Membership. Trying to organize Ethics Course.

Shannon (Lakeland)- Harry Heist June 19. Designation Course was cancelled due to participation. Kim may come to Harry.

Jacksonville- Senator coming next Month. MLS Class last month. Harry in July. Trade show in August.

Rosy (Sarasota) Harry September 13 pairing with the local Board. End of May Insurance Pitfalls. Taking Summer off.

Orlando- BOD Meeting this am. Jim Roman next week. July Social, Harry August, Sept Social, October Social, December Induction- Brian Birdy inducting. Kim and Mary will go to Orlando.
Sean- Michael Pierce- Disabilities/Service Animals. Kim was there.

- Any other business **None**

Meeting Adjourned 3:52