



Newsletter

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Something new and exciting is happening this year! We have formed an awards committee and will be working toward building an annual awards event. Our goal is to ensure that recognition of outstanding achievements by individuals who have made extraordinary contributions to their career and the property management field are celebrated! Be watchful for more information in the coming months which will include our first year's award categories and nomination information.



In the meantime, please highlight the successes of your team members who make a positive impact with their passion and expertise. Submissions to our newsletter's Celebration Corner can be made anytime and should include announcements for recognitions, new certifications, new employees joining your team and so much more!





NORTH DAKOTA
APARTMENT ASSOCIATION

North Dakota Apartment Association Convention & Trade Show

Hosted by the Bismarck Mandan Apartment Association

March 22 and 23, 2023

Baymont Suites, Mandan



SPONSORSHIP OPPORTUNITIES

☐ Monopoly \$2500*1st come, 1st serve only one available

- Full page colored ad on cover of convention catalog
- Company logo and name on lanyard, badges and convention sign
- 2 free registrations
- Premium Large Trade Show booth (1st choice in selecting location of booth)

☐ Triple Letter Score \$1200

- Company Name and Logo on sign & badges for Trade Show
- Full page ad in convention catalog
- 2 free registration
- Trade show booth (1st Choice Primary)
- Company logo on name badge

☐ Check (Happy Hour) \$1000

- Name and logo listed on sign for all seminars
- Half page ad
- 1 free registration or trade show booth

☐ Check Mate \$1500 * SOLD* 0 Available

- Name and logo listed on sign for all seminars & Badges
- Full Color Back Cover Page ad
- 1 free registration or trade show booth

☐ Yahtzee! \$750*

- Full page ad in convention catalog
- Name and logo on sign for all breaks sponsored
- 1 free registration or trade show booth

☐ King Me \$600

- Full page ad in convention catalog
- 1 free registration or trade show booth

☐ Double Down \$300

- Half page ad in convention catalog
- Trade show booth

☐ Gin! \$200

- Quarter page ad in convention catalog

☐ Uno! \$100

- Company name listed in convention catalog

ALL SPONSORSHIPS INCLUDE –listing on NDAA website,
name on convention signs and catalog

YES, I want to be a participant!

☐ Monopoly ☐ Triple Letter Score ☐ Check ☐ Check Mate

☐ Yahtzee! ☐ King Me ☐ Double Down ☐ Gin! ☐ Uno!

Company Name: _____ Contact Person: _____

Company Address: _____ C/S/Zip: _____

Telephone: _____ Email: _____

Do you need? Trade show booth ☐ Yes ☐ No Electricity ☐ Yes ☐ No

Will you be using the table provided? ☐ Yes ☐ No Check is preferred form of payment but credit cards will be accepted. \$_____ (amount to charged) \$50 Discount for NDAA

Members **NOTE:** All artwork in pdf or jpeg must be emailed **asap for online advertising**-prior to February 8th, 2023 (full page size 8-1/2 x 11)

Please make checks payable to: BMAA State Convention Box 1793 / Bismarck, ND 58502

Email artwork to: info@ndaa.net and bismanaptassn@gmail.com

Summer Maintenance

Summertime is here! The hot weather, the humid days, and the most common time for tenants to move from one location to the next. You are sure to be busy, both personally and professionally, but there are a few things you will want to accomplish when it comes to caring for your rental property.

Summertime property maintenance ensures that all is well and ready to go for the months ahead while reducing the chance that any major issues will arise.

- **Service the AC Unit.** The summer months are hard on air conditioners. Take the time to have them serviced so that your tenants are cool and no major issues arise from it being overworked. Following through with this not only extends the life of your AC but could potentially save you thousands.
- **Review the exterior.** Look for any cracks, missing shingles, clogged gutters and address them. You may want to take this time also to have the outside of the building power-washed as well as have the integrity of your decks examined.
- **Clean the dryer vent.** This is something most people don't often think of, but it can pose a serious fire risk. While you can't control how often your tenants do or do not clean the lint filter in the dryer, you can do your part to protect your rental home by cleaning the vent.
- **Trim large trees.** Springtime can bring a lot of growth to your landscape. Unless your tenant is responsible for trimming the trees, have large trees cut/trimmed during the summer months so they are ready to go for the rest of the year.
- **Look for signs of mold or water damage.** If you can gain access to the inside of your rental property for inspection, look closely for signs of mold or water damage. Because this can be costly if it happens, you want to address it early. Doing an overall inspection of the property will allow you to make a list of things that need your attention now as well as those that will require it in the future. That way you can plan for upcoming repairs or costs you may incur.
- **Inspect the condition** of the parking lot, asphalt striping and signs
- **Inspect the grounds** for water run-off or erosion issues





Virtual Landlord / Service Provider Training Sessions

June Schedule

June 7: 1 hr. (1:30 – 2:30 pm)

Human Trafficking

by ND Human Trafficking Task Force

June 14: 2 hrs. (1:30 – 3:30 pm)

Personal Safety / Active Shooter

by ND Safety Council

June 21: 1 hr. (1:30 – 2:30 pm)

Barriers of Domestic Violence

by Abused Adult Resource Center

June 28: 1 hr. (1:30 – 2:30 pm)

Coping with Stress

by STEP Wellness

- ♦ If you have not previously registered for the virtual trainings, you can do so by sending a request to Marilyn via email: marilyn.undhiem@minotstateu.edu
- ♦ Each registrant will receive login/call-in instructions the day before each training session.
- ♦ NOTE CHANGE: If you would like to receive a Certificate of Participation, please send Marilyn a request via email: marilyn.undhiem@minotstateu.edu

Presented by Money Follows the Person Housing Program

Member Spotlight

Janitorial

- ~Sub-Contract Cleaning
- ~Commercial Cleaning
- ~Move ins/outs
- ~Office/Lobby
- ~Deep Cleans
- ~Custom Cleans
- ~..... and more....



Knowing our solutions, and how they work, where they work, and when- we "Cap It" with teamwork and speed to finish it with success. You will not be sorry to give us a try.

YARD CARE



CARE...

MAINTENANCE...



- ~Spring Clean-ups
- ~Lawn Maintenance
- Mowing
- Trimming
- Fertilizing
- Reseeding



- ~HOA Maintenance
- ~Weeding
- ~Pruning
- ~..... much more....



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For Contact about Chickens

Phone: 612-581-9571

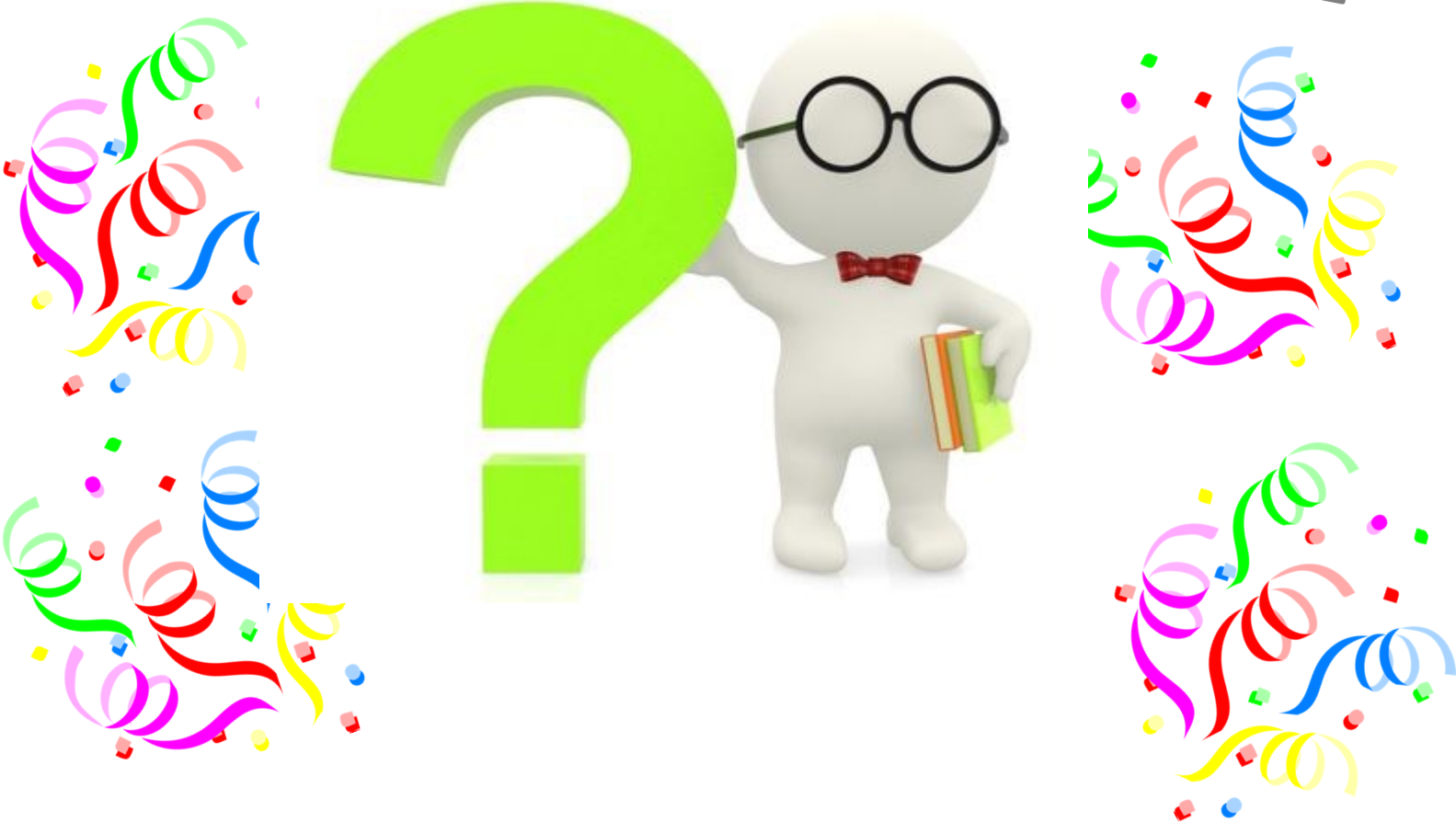
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Chickens

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Celebration Corner



Managers & Owners,
Take the time to recognize someone in
your organization that has provided an
outstanding service to your company
or a team member that you appreciate?
Send us a blurb!



**NORTH DAKOTA
APARTMENT ASSOCIATION**

Being a member of the BMAA you are also members of the NDAA and NAA. Checkout their sites for more great information and educational opportunities.

<https://www.ndaa.net/>

<https://www.naahq.org/>



A promotional poster for the Apartmentalize event. The top left features a photograph of a modern, multi-story apartment building with blue and grey siding. To the right of the photo, a yellow banner with a sunburst pattern contains the text "JUNE 22-24" and "San Diego" in a script font. On the right side of the poster, there is a lightbulb icon above the text "SUCCESS IN A NEW LIGHT". Below this, a paragraph of text reads: "Experience the unstoppable energy of Apartmentalize, where the industry's thought leaders, trendsetters, and innovators come together to share ideas and solutions." At the bottom left, the text "REGISTER BELOW" is in large, bold, orange letters, followed by the URL "https://apartmentalize.naahq.org/". In the center bottom, a purple and orange banner reads "BRIGHT IDEAS, BRILLIANT CONNECTIONS" and "APARTMENTALIZE" with "Powered by NAA" in small text below it. The entire poster is set against a white background with a green footer bar at the bottom containing the URL "www.ndaa.net".

WOULD YOU LIKE TO BE AN AUTHOR OR ARE YOU SOMEONE THAT IS AN AUTHORITY ON A TOPIC?

CALLING ALL MEMBERS TO CONTRIBUTE TO OUR MONTHLY NEWSLETTER: ANY MEMBER CAN SUBMIT AN ARTICLE FOR OUR NEWSLETTER. *ALL VENDOR MEMBERS*-THIS IS YOUR TIME TO SHINE. TELL ABOUT YOU, YOUR COMPANY AND SERVICES. ANY EDUCATION PIECES REGARDING PREVENTATIVE MAINTENANCE, WHAT TO DO IF..., WHO TO CALL IF... (NOT GHOSTBUSTERS-UNLESS THERE IS A HAUNTING)...ECT, YOU GET THE PICTURE. LANDLORDS, OWNERS AND MANAGERS WOULD BENEFIT FROM YOUR EXPERIENCE AND STRENGTH.

Managers, what about recognizing someone in your organization that has provided an outstanding service or a team member that you appreciate? Send us a blurb! It will be placed on the Celebration Corner page in the newsletter.

SEND IN YOUR ARTICLES ANYTIME TO: bismanapptassc@gmail.com



All FORMS are available to members for FREE to print on the NDAA website.

<https://www.ndaa.net/>



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Office Hours

8:00 a.m. - 5:00 p.m.
Monday - Friday

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Bismarck, North Dakota 58504
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Cell: 701-202-3077
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Sue Kahler
Program Coordinator



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- Sub-contracting for Industrial Sewing



YARD CARE

- HOA Maintenance
- Spring Clean Ups
- Fall Clean Offs
- Weeding
- Lawn Mowing
- ... much more...



BISMARCK-MANDAN APARTMENT ASSOCIATION



Box 1793
Bismarck, ND 58502



2022 Upcoming Events

Schedule:

BMAA Director Meeting– May 17,2022 11:30 AM at RJR Maintenance

2022 BMAA Board of Directors

President:

Corey Barnes
Rocky Gordon & Company
PO Box 1774
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(w) 701-223-8568

Sonja Yantzer
CenterSpace
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(w) 701-415-7117

Jackie Fakler
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National Apartment Association
www.naahq.org

North Dakota Apartment Association
www.ndaa.net

Visit our website at:

www.bismarckmandanapartments.com

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Associate Member:

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