



Newsletter

PO Box 1793
Bismarck, ND 58502
Phone: 701-226-9237
Website: www.bismarckmandanapartments.com



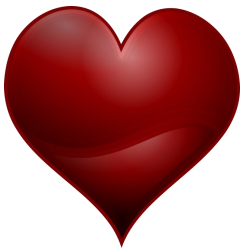
President's Message Corey Barnes



I would like to thank the Board of Directors and the Executive Director of the Bismarck-Mandan Apartment Association for the dedication and time spent planning this year's upcoming North Dakota Apartment Association State Conference being held at the Baymont Inn Suites in Mandan on March 22nd and 23rd 2023. We are looking forward to having a very informational conference with lots of opportunities for networking, laughing and many games.

This year, we have planned on having a Maintenance Breakout Session with useful day to day information tailored for Maintenance Technicians.

The City of Bismarck is looking into options for water rate changes. The information regarding this is on the City of Bismarck's website and I encourage all of you in Bismarck to look over it and submit feedback to the city using the survey provided on the website. The due date for the survey and additional comments to help the City Commission make an educated decision is February 12th, 2023.





NORTH DAKOTA
APARTMENT ASSOCIATION



2023 NDAA STATE CONVENTION IS GETTING CLOSER

ARE YOU REGISTERED?
SPONSORSHIPS STILL AVAILABLE
MARCH 22 and 23, 2023

Hosted by the Bismarck Mandan Apartment Association



Convention 2023 Registration

<https://www.ndaa.net/events/state-convention-2023>

EARLY BIRD REGISTRATION ENDS
02/15/2023



CONVENTION 2023

Schedule of Events

Tuesday, March 21, 2023

Executive II-Second Floor

4:00p State Board of Director's Meeting

5:00p State Board Dinner

Wednesday, March 22, 2023

Nautaius and Cutty Sark

7:30a Registration Opens

7:30a-8:15a Breakfast-Buffer

8:15a-8:30a Welcome/Opening Remarks-NDAA

8:30a-9:45a **Totally Toni-Toni Blake**

9:45a-10:00aHydration and Nutrition Break

10:00a-11:30a ... **Totally Toni-Toni Blake**

11:30a-12:45p ..Lunch and Networking-**NAA** Linda Snell

12:45p-1:00p.....Afternoon Announcements

1:00p-2:45p **Totally Toni-Toni Blake**

2:45p-3:00p Recess/Stretch and Snack Break

3:00p-4:00p High Plains Fair Housing

4:00p-4:15p Return Emails or Not Break

4:30p-7:00p Trade Show with Appetizers and Bar

Pier 7 (Door prize drawings at 6:30 pm)

7:00p-9:00p Comedian-Toni Blake and Shout it Out/Family Feud

9:00p-11:00p.....Unwind at Game Room-Snacks & BYOB Executive II-Second Floor

Wednesday, March 22, 2023-Maintenance Track-

Executive I—2nd floor

12:45p-1:00p.....Afternoon Announcements

1:00p-2:45p Hands On for Maint-multiple vendors

2:45p-3:00p Recess/Stretch and Snack Break

3:00p-4:15p Hands On for Maint-multiple vendors

4:15p-4:30p Check in with Office or Not Break

4:30p-7:00p Trade Show with Appetizers and Bar

Pier 7 (Door prize drawings at 6:30 pm)

7:00p-9:00p **Comedian-Toni Blake**

Shout it Out/Family Feud

9:00p-11:00p.....Unwind at Game Room-Snacks & BYOB

Executive II-Second Floor

Thursday, March 23, 2023

7:30a-8:15a Breakfast Buffet

8:15a-8:30a Welcome to Day 2

8:30a-9:30a More from ND Rent Help

9:30a-9:45a 2nd Cup of Joe Break

9:45a-11:45aND Bureau of Investigation and Drug Task Force-Luke Kapella and Daniel Blood

11:45a-12:45p Fine Dining Table Luncheon-Legislative Updates-Jeremy Petron

12:45p-1:00p Membership Meeting and Grand Prize Drawing

2:00p-done Legislative Tour with Marsha Lembke at Capitol

CONVENTION 2023

Speakers & Topics

Toni Blake is a popular industry keynote speaker and comedienne.

Her enthusiastic presentation style is unique, with "laugh while you learn" education and comedy. After three decades of touring multifamily housing, she continues to be the premier choice. Toni Blake won top selection in the 2020 Multifamily Insiders Choice Award for her Wednesday Webinar. At the 2022 NAA in San Diego, CA, Toni was the featured comedienne to open for Jeff Foxworthy at the Top Gun Party aboard the USS Midway! In 2021 Toni boldly toured the industry with her popular AmaZING Tour bus, visiting 23 states in 135 days, traveling over 13,000 miles. The tour continued in 2022! Toni Blake's research is published in many national industry publications, including Units Magazine. Her creative wisdom inspires thousands of industry professionals each year with innovative concepts in customer service, sales, and marketing. Toni's infectious energy has built a social media following of over 36K, with .5M views of her Facebook LIVE videos, making her a sought after guest on multifamily radio and podcasts. Toni is passionate about being an agent of positive change in our world and inspires people to be great human beings. Stay in touch with TotallyToni by following her in real-time on Facebook, Twitter, Pinterest, and Instagram

[New in 2023](#) [#funfluencer](#) [#bringthefun](#)

High Plain Fair Housing Center

The mission of High Plains Fair Housing Center is to strengthen communities and to ensure equal access to fair housing in the region through training, education, enforcement, and advocacy.

The vision of High Plains Fair Housing Center recognizes the importance of "home" as a component of the American dream. We envision a country free of housing discrimination where each individual, group, and community enjoys equal housing opportunity and access in a bias-free and open housing market. We envision a country where integrated neighborhoods are the norm, and where private and public sectors collaborate to guarantee civil rights, in an open and barrier-free community committed to healing the history of discrimination in America.

Linda Snell, CAE

Linda Snell has over 30 years of experience in governance, board leadership development and strategic planning with nonprofit organizations. She is a Certified Association Executive and is Resource Director for the [National Apartment Association](#) and works with 90 affiliates to support them in building a high performing board and organization to better serve their members. Linda is a graduate of Texas A&M and has completed the Certificate Business Administration Program, University of Illinois Chicago, the Certificate in Strategic Management, Association for Strategic Planning and is a Certified Strategic Management Performance System Professional, Center for Excellence in Public Leadership, The George Washington University.

Legislative Update By Jeremy Petron

Jeremy has been involved in the Property Management industry for over 15 years and is currently employed with Rocky Gordon & Company. He has served on the Bismarck Mandan Apartment Association Board since 2008 and previous North Dakota Apartment Association Board President. Jeremy is a registered lobbyist for the North Dakota Apartment Association. Jeremy has attended committees on several key bills affecting our industry.

Jeremy is alumnus of North Dakota State University and Minnesota State University Moorhead. He is also a veteran of the North Dakota Army National Guard.

Help

ND Rent Help was created for people who were financially impacted during and after the pandemic. The program benefits those who have struggled to pay rent and utilities.

ND Bureau of Criminal Investigations and State Drug Task Force

Special Agent Luke Kapella began his career in law enforcement with the Mandan Police Department in 2011. He has investigated thousands of drug investigations, numerous homicides, officer involved shootings, fires, and other major crimes throughout his career working at various agencies such as Metro Area Narcotics Task Force, North Dakota Bureau of Criminal Investigation. He is also the Commander of MANTF, a Task Force Officer with ATF, and is a K9 Handler for the ATF.

Daniel Blood is a Special Agent with the North Dakota Bureau of Criminal Investigation. He is currently assigned to the North Dakota Human Trafficking and the Internet Crimes Against Children Task forces. Special Agent Daniel Blood began law enforcement in 2007 as a Deputy Sheriff in Benson County in North Dakota. Over the years he was at Dilworth MN, Watford City Police Department during the oil boom and by 2015 he was with McKenzie County Investigation's Division. Special Agent Blood has been with the North Dakota Bureau of Criminal Investigation since 2017. He has training in digital forensics, death investigation, narcotics investigation, and attended the National Forensic Academy for crime scene investigation.

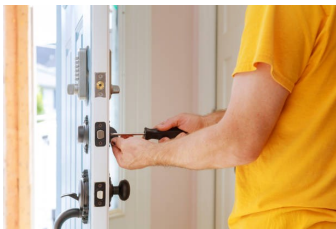
CONVENTION 2023
Maintenance Session

PRESENTED BY:

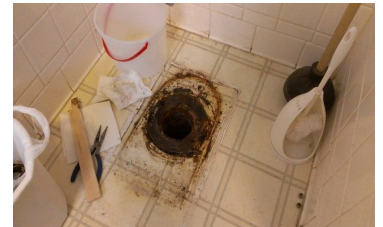


Maintenance Repair and Prevention Gurus

Dedicated Maintenance School Breakouts and Competitions



Plumbing repairs
Drywall painting tips and tricks
Door lockset tips and tricks



All taught by industry leaders.
Bring your best Maintenance Technicians
Speed and skill competitions!

A Special Thank you to Arrow Service Cleaning and Restoration



City of Bismarck

Utility Rate Update 2023

The City of Bismarck is taking a look at how its drinking water, wastewater, and storm-water utility rates are designed. Part of this process includes examining different water utility rate design options. These design options highlight different approaches that can create variable water utility rate formulas. As an example, one formula may emphasize transparency as it is a flat rate per unit used for all property types across the board, allowing the public to easily calculate the monthly cost. Another example is a formula that may emphasize proportional equity, with tiered rates relative to usage, allowing the public more control over their monthly costs.



Dear BMAA members,
The City Commission is requesting feedback on the proposed water rates updated billing structure. Below are links to the proposed changes and to the feedback survey.

Please take a few minutes to fill out the survey. Survey will close Sunday., Feb 12th. It's important to have your voice heard on this topic, and the commissioners will see the comments.

2023 Utility Rates update information:

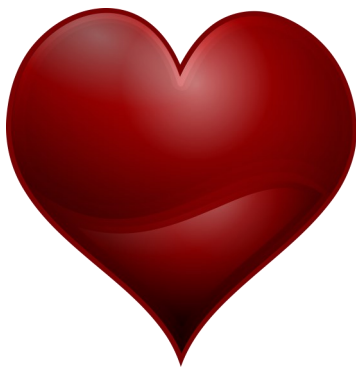
<https://bismarcknd.gov/2093/2023-Utility-Rate-Update>

Link to survey:

<https://bismarcknd.gov/FormCenter/Administration-2/2023-Utility-Rate-Updates-Survey-283>

If you'd like to send comments directly to individual Commissioners, below is a link to their contact info:

<https://www.bismarcknd.gov/Directory.aspx?did=21>



NAA Click & Lease simplifies the leasing process.

See why over 3000+ management companies use the industry's leading leasing platform, NAA Click & Lease, to help their company grow. Our members benefit from gained efficiencies, improved compliance and more. And so can you! See how — contact us today.

Benefits include:

1. Up-to-date compliance documents at the local, state and national level
2. Integration with most industry software
3. Online and paperless with E-signatures
4. Litigation defender insurance
5. Simple online applications
6. Customizable lease packages

NAA Click & Lease makes creating, managing and executing legally-compliant leasing documents effortless. Take out the inefficiencies in your business with NAA Click & Lease.

Accelerate Your Leasing with NAA Click & Lease

PMS Integrated

The multi-user platform integrates with most property management software.



Paperless

Automated online application, leasing, and signing process.



Compliant

Forms are automatically updated through annual review and ongoing oversight at the local, state and national level when laws and regulations change.



Simple

The easy online rental application helps keep information in one place, simplifying the process for new residents.

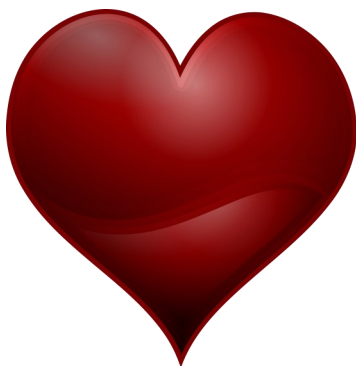
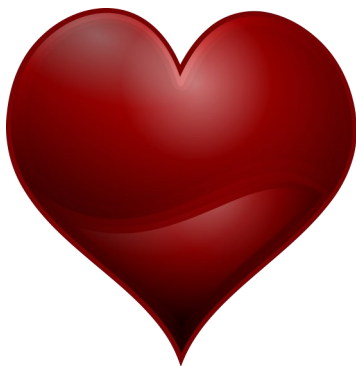
Customizable

Users can set up a lease database that stores information for each community in a portfolio.



Protected

Litigation Defender Insurance has you covered when a plaintiff challenges a provision of the NAA Click & Lease Form.





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/>



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

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



Screen your Residents

Sign up for our Credit Reporting Service now!

Log on to www.bismarckmandanapartments.com

and click on Tenant Screening

Contact Western Reporting Screening f/k/a Reliable

Screening at:

1-888-394-5177





Kyle Herman, FSS

Agent / Agency Owner

AUTO HOME LIFE BUSINESS
1022 E Divide Ave, Suite C
Bismarck, ND 58501

701.255.3655

701.255.2548

kherman@farmersagent.com

www.kylehermaninsurance.com



CAMERON FLECK

General Manager

1313 Republic St. Suite A
Bismarck ND 58504



Marty Hoskins

2300 E Bismarck Expy Bismarck, ND 58504
(701) 258-9350

marty.hoskin@carpetgarage.com



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

www.ndhfa.org

2624 Vermont Avenue • PO Box 1535
Bismarck, North Dakota 58502-1535
Ph: 701/328-8080 • Fax: 701/328-8090
Toll Free: 800/292-8621 • 800/366-6888 (TTY)



BRAVERA
BANK

Chad Hasche

Business Banking Officer

401 N. 4th St.
Bismarck, N.D. 58501

chasche@bravera.bank
ph. 701-250-3600
cell 701-321-0069
fax 701-255-3330

B - PLUMBING

701-391-2491 ■ 701-663-5377
bauskeb@msn.com

BRIAN BAUSKE
PO Box 722
MANDAN ND 58554

MASTER LICENSE
No. ND-9421

Kenzie Meide
Media Account Executive

701.712.0052
kenzie.meide@arvigmedia.com
4007 State St. | Ste 50 Bismarck, ND
arvigmedia.com



- + Apartment Leasing Guide
- + Shop.Dine.Live.
- + Website Design
- + SEO
- + Display Ads
- + Google Search Ads
- + Social Media Marketing
- + YouTube Ads



Anderson Bottrell Sanden & Thompson Law

4132 30th Avenue South
Suite 100
Fargo, North Dakota 58104



Main Office

2925 East Broadway Avenue
Bismarck, ND 58501
United States

Office: 701-223-9249
Toll Free: 1-800-540-9249

Fax: 701-223-2870



CALL NOW
701-222-2155

24-HOUR
EMERGENCY SERVICE

★ACTION

Cleaning Service

Contact Us
701-258-1258



DUEMELANDS
COMMERCIAL REAL ESTATE

Jill Duemeland, CCIM
CEO / Partner
O: (701) 221-9033
C: (701) 471-8996
E: jill@duemelands.com

April Eide, CCIM
VP of Brokerage
O: (701) 223-5863
C: (701) 391-8220
E: april@duemelands.com

Complimentary Broker Opinion of Value

301 E. Thayer Avenue
Bismarck, ND 58501
P: (701) 221-2222
F: (701) 221-2290
www.duemelands.com



Taylor Moch
Sales Executive
North Dakota
950 East Paces Ferry Rd. NE
Suite 2600
Atlanta, GA 30326
C 701.730.4785
E tmoch@rentpath.com



THANK YOU
for voting our team Best of the Best
Lawn Care Company!

**Your complete lawn and
yard care company**

Weekly mowing and trimming
Fertilization and weed control
New lawn seeding and sprinkler repair
Tree and shrub trimming and removal
Aeration and overseeding



www.langslawn.com
Call for a free estimate
200-1080



CoStar Group™

Tess Week
Sales Associate

701 934 0671 Cell

tweek@costar.com
costargroup.com

Fargo, ND

NASDAQ: CSGP

**Apartment
Finder™**

**apartment
homeliving**



Apartments.com™

PooPrints®

The DNA Solution for Dog Waste®

KEEP YOUR GROUNDS CLEAN WITH
THE INDUSTRY STANDARD FOR
DNA DOG WASTE MANAGEMENT

info@pooprints.com | pooprints.com



Smoke Free Housing BISMARCK

www.SmokefreehousingND.com

Bismarck-Burleigh Public Health
500 E. Front Avenue
Bismarck, North Dakota 58504
Phone: 701-355-1597
Cell: 701-202-3077
Email: skahler@bismarcknd.gov

Sue Kahler
Program Coordinator



Imperial Wall Upholstery
Trent & Peter
Owner

Imperialwallupholstery.com
Imperialwallupholstery@gmail.com
424 313 4700



CRA COMMERCIAL
REAL ESTATE
ADVISORS™

BRETT BINA, REALTOR®
Advisor

216 N 2nd St., Suite 100
Bismarck, ND 58501
701-527-9101
brett@thecragroup.com

THE **CRA** GROUP.COM



Jason Franzen
Owner

313 East Main Ave.
Bismarck, ND
701-323-0891



**SCHWEIGERT
KLEMIN &
MCBRIDE PC**

Tyler J. Siewert
Attorney at Law
tsiewert@bkmpc.com

116 North 2nd Street
Mailing Address: P.O. Box 955
Bismarck, ND 58502-0955
Phone 701 258-8988
Fax 701 258-8486

ASHLEY WOHL
Residential Sales Consultant

529 S 7th St | Bismarck, ND 58503

ashley.woehl@midco.com
C 701.989.4219

Midco.com



Martinson
LOT MAINTENANCE

SPECIALISTS IN ALL
ASPECTS OF PARKING LOTS

Matthew Eisen
o: 701.232.1073
c: 406.951.1963
matthew@mlmfargo.com

**STRIPING
SWEEPING
PATCHING
SEAL COAT**

1802 7th Avenue North
Fargo, ND 58102
martinsonlotmaintenance.com

JANITORIAL SERVICES:

- Sub-contract Cleaning
- Move In(s)/ Move Out(s)
- Office/Lobby
- Deep Cleans
- Windows/Glass/Mirrors

SEAMSTRESS SERVICES

- Repairs/patch
- Hems/Small Adjustments
- Sub-contracting for Industrial Sewing



Est. 1958



Aire-Master®

Gary F. Christian
owner/sales

Aire-Master of ND
2100 Lovett Ave, Ste 1
Bismarck, ND 58504

Phone 701-751-5055
Cell 701-426-5397
Fax 701-751-5057
garynd@airemaster.com

YARD CARE

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



BISMARCK-MANDAN APARTMENT ASSOCIATION



Box 1793
Bismarck, ND 58502



2023 BMAA Board of Directors

President:

Corey Barnes
Rocky Gordon & Company
PO Box 1774
Bismarck, ND 58504
(w) 701-223-8568

Jackie Fakler
RJR Maintenance
2201 40th Ave SE, #57
Mandan, ND 58554
(w) 701-663-1736

National Apartment Association
www.naahq.org

North Dakota Apartment Association
www.ndaa.net

Visit our website at:

www.bismarckmandanapartments.com

Vice President:

CJ Schorsch
Parkway Property Management
Box 7459
Bismarck, ND 58501
(W) 701-223-6676

Jayne Vandermay
Goldmark Property Management
1929 N. Washington St. Ste. B
Bismarck, ND 58501
(w) 701-255-6056

Jill Renner
Belcastle
119 Irvine Loop
Bismarck, ND 58504
(w) 701-223-6580

Secretary/Treasurer:

Tess Wolf
Belcastle Apartments
119 Irvine Loop
Bismarck, ND 58504
(w) 701-223-6580

Associate Member:

Dave Albrecht
Action Cleaning & Restoration
Bismarck, ND 58501
(w) 701-258-1258

Please "Like" us on
Facebook !!



Directors:

Jeremy Petron
Rocky Gordon & Company
PO Box 1774
Bismarck, ND 58504
(w) 701-223-8568

Gail Renwick
Centerspace
2020 S. 12th Street
Bismarck, ND 58504
(w) 701-221-0500

Office Administration:

Rhonda Gall
119 Irvine Loop
Bismarck, ND 58504
(w) 701-226-9237
Email: BisManAptAssc@gmail.com

