



Dear Prospective Member,

My name is Tammy Carvajal and, as the current President of the Charleston Apartment Association (CAA), I'd like to thank you for your interest in our organization. I am confident that your decision to join will be mutually beneficial to you and your business, and to the CAA.

The Charleston Apartment Association promotes the professional advancement of the apartment industry throughout the tri-county area of Charleston, SC. We seek to improve the industry by offering members an opportunity to grow both professionally and personally through educational opportunities, legislative participation, networking opportunities and charitable endeavors. We are proudly affiliated with the South Carolina Apartment Association and the National Apartment Association.

As a member of the Charleston Apartment Association you will have access to a multitude of opportunities including networking, sponsorship/advertising, education, charitable endeavors and much more. You may choose to attend some of our many meetings, events and educational opportunities, so that you can network with other members, increase your business or advance in your career. You may even want to join a committee and/or run for a position on the Board of Directors and help shape the future of the CAA. Either way there is always plenty to be gained by becoming an active member. As with most things, the more you put into it the more rewarding it will be!

Please review the following information carefully and don't hesitate to contact me personally if you have any questions. You may also visit our website charlestonapartmentassociation.com to get more information.

Thank you again for your interest and we look forward to introducing you as our newest member!

Respectfully,
Tammy Carvajal, CAM, CPM
President, Charleston Apartment Association



Charleston Apartment Association

The Charleston Apartment Association (CAA) is an apartment industry trade association representing the tri-county region of Charleston, South Carolina. Since 1993, the CAA has represented the area in regulatory and legislative issues that are vital to the industry. The CAA currently represents over 40,000 units and 400 members. The CAA is affiliated with the National Apartment Association and the South Carolina Apartment Association. We seek industry improvement by offering members professional growth through educational opportunities, networking opportunities and charitable endeavors.

Benefits

Business Opportunities – The CAA promotes multi-family suppliers with important access to key decision makers through membership meetings, an annual golf tournament, an annual trade show, access to the CAA membership list, committee involvement, Board of Directors representation and sponsorship opportunities.

Education - Participation in CAA meetings and educational seminars is a prime opportunity to stay apprised of industry trends and updates and training curriculum. The CAA offers classes on a variety of topics for members to become certified and to maintain CEC's.

Legislative Lobbying - In order to ensure an optimal environment for multifamily housing, legislative representation is critical. On the local, state and national level – whether safety, environmental controls, and construction or management issues – the lobbyists who represent our, on behalf of the CAA, industry actively work to protect key interests.

Our Purpose

- **Develop** active participation by exchanging ideas through networking events.
- **Encourage** understanding of laws affecting the multifamily industry.
- **Give** members the necessary tools to follow all fair housing laws and industry specific laws and guidelines.
- **Inform, educate and motivate** members of the association.
- **Support** professionalism in the industry.



Vendor Benefits

1. Exposure through meetings and advertising opportunities.
2. Key networking with decision makers and peers at special events. Opportunities for networking increase as additional volunteer time is given to the CAA.
3. Affordable advertising opportunities on the association's website and other sponsorship opportunities.
4. Direct support of the apartment industry with a minimal investment annually.
5. Educational courses such as the Certified Apartment Supplier (CAS) designation. This National Apartment Association (NAA) designation shows support for the apartment industry while recipients learn a great deal about the apartment business.
6. Vendor spotlight and vendor connection opportunities at member meetings.
7. Inclusion in shared membership list.
8. Members prefer to do business with other members
9. Sponsorship opportunities (golf tournament, Diamond awards, maintenance mania, etc.)
10. Opportunity to have a trade show booth and participate in the reverse trade show.

CAA Motto:

"All things being equal, we prefer to do business with a member of the Charleston Apartment Association."



Contact Us:

Mailing Address:

Charleston Apartment Association
P.O. Box 13268
Charleston, SC 29422

Phone:

(843) 722-7585

Email:

info@CharlestonApartmentAssociation.com

Website:

www.CharlestonApartmentAssociation.com

Social Media:



[Facebook.com/charlestonapartmentassociation](https://www.facebook.com/charlestonapartmentassociation)



[Twitter.com/chucktowncaa](https://twitter.com/chucktowncaa)



[Instagram.com/charlestonapartmentassociation](https://www.instagram.com/charlestonapartmentassociation)



[Pinterest.com/charlestoncaa](https://www.pinterest.com/charlestoncaa)



Charleston Apartment Association Membership Application

Please complete and email to Info@CharlestonApartmentAssociation.com or mail to Charleston Apartment Association, P.O. Box 13268, Charleston, SC 29422. New members will be mailed an invoice when the application is received.

Company Name: _____ Date: _____

Mailing Address: _____ City: _____ St: ____ Zip: _____

Contact Name: _____ Email: _____

Phone: _____ Website: _____

Sponsor: _____ Company: _____
(CAA Member who recommended membership, if applicable)

Other trade or professional affiliations: _____

____ Properties with 74 units or less:

Units _____ Annual dues: \$1.25 per unit (\$65.00 minimum) +
\$30.00 (NAA annual membership fee) + *Optional:
\$10 donation to Charleston Cares & NAA Better
Government Fund.

____ Properties with 75 units or more:

Units _____ Annual dues: \$2.50 per unit (covers CAA, SCAA &
NAA dues) + \$30.00 (NAA annual membership fee) +
*Optional: \$10 donation to Charleston Cares & NAA
Better Government Fund.



_____ Associate Member:	A vendor of goods and/or services to Charleston area apartment operators (includes licensed real estate brokers not qualified under owner classification).
	Annual dues: (CAA annual membership fee) = \$395.00 total + *Optional: \$10 donation to Charleston Cares & NAA Better Government Fund.
	Type of business or principal product or service: _____ _____

CAA = Charleston Apartment Association

SCAA = South Carolina Apartment Association

NAA = National Apartment Association

- ✓ Automatic membership to SCAA and NAA
- ✓ CAA logo may be used on business collateral
- ✓ Free subscription to NAA Units magazine
- ✓ Access to the NAA Lease (additional cost)

Annual dues include the following:

I hereby certify that the information above is correct and agree to annually certify the number of rental units owned and/or managed on the renewal date of my membership. In the event of membership termination I agree to discontinue use of the CAA logo and signage of any form.

Signature: _____ Date: _____

Payment of association dues is non-deductible as a charitable contribution for federal income tax purposes. However, dues may be deducted as an ordinary and necessary business expense or deducted under the provisions of the IRS code as recommended by your accountant.



Code of Ethics

PREAMBLE

Membership to the Charleston Apartment Association shall be limited to those persons and firms who shall subscribe to, and be bound by, the following Code of Ethics.

CODE OF ETHICS

Recognizing the vastly increasing role of the apartment industry in providing quality housing, members of the CAA provide unit-enjoyment to apartment residents and recognize their duty to the public, owners and managers and shall be ever mindful of their obligation to all regulations governing the free enterprise system.

ARTICLE 1

We adhere to and practice the “Golden Rule” in all of our endeavors and conduct ourselves in a forthright and ethical manner to better the communities of which we are a part.

ARTICLE 2

We seek to provide the apartment residing public, our customers, with high standards of quality and services and to continually seek to provide better value.

ARTICLE 3

We seek, consistent with the highest standards of honesty and integrity, to promote the progress and dignity of the apartment industry and to encourage an even greater share of the public to enjoy the many benefits of apartment living.

Article 4

We adhere to the profit principle and believe that the investment, risk, labor and effort required to present an appropriate and high quality product to our residents deserves a fair return.

ARTICLE 5

We respect the right of competitors and colleagues to determine the value of their products and services.



ARTICLE 6

We adhere to the principles of cooperation and friendship among the members of this association so as to further the interest of the members and the community we serve.

ARTICLE 7

We believe in the sanctity of contracts and their enforcement through appropriate procedures.

ARTICLE 8

We seek every means to improve our knowledge of our industry and to strive continually to promote the education of the membership and to be cognizant of the changes constantly taking place in the housing industry with the view towards incorporating new ideas into improved management.

ARTICLE 9

We will refrain from attempting to obtain apartment residents by means of deceptive, misleading or fraudulent statements, misrepresentations or the use of implications, unwarranted by fact or reasonable probability, ever minding the purpose of the Charleston Apartment Association and in compliance with the Constitution and By Laws thereof.

ARTICLE 10

We will not deny service or employment to any person for reasons of race, creed, sex, handicap status, familial status or country of national origin.

ARTICLE 11

We place honesty and integrity and industriousness above all else and establish high ethical standards of conduct in doing business with suppliers, agencies, residents, owners and managers and the community we serve.

ARTICLE 12

We believe that it is the duty of each of us to conduct ourselves in accordance with the principles of the Code of Ethics and to condemn those who violate these principles by use of the proper disciplinary procedures established by the CAA.

Mission Statement:

The Charleston Apartment Association is a non-profit organization comprised of professionals that support, serve, advocate and educate the multifamily industry. As leaders we are dedicated to our industry's growth and its evolution.