

Keynotes

Institute of Real Estate Management, Indianapolis Chapter 24

**Know your Asphalt
from a Hole in the
Ground**

Featuring:

Gerry Huber

specialist in asphalt engineering for the Heritage Research Group

**And a Demonstration
by:**

FE Harding

**Big Picnic Barbecue at the Farm
Bureau Building at the Indiana
State Fairgrounds**

11:30 Wednesday, June 22

Luncheon fee: \$20.00

Phone: 317-815-0163

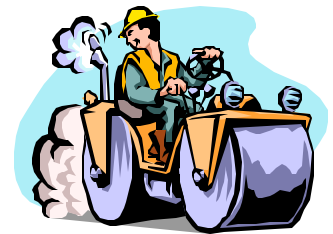
e-mail: iremoffice@aol.com

**Be sure to bring your
Maintenance Managers
and Personnel !**

Don't Know Your Asphalt from a Hole in the Ground?

Attend the next IREM meeting Wednesday, June 22nd at the Farm Bureau Building at the Indiana State Fairgrounds to learn the difference. Join us for a delicious down home barbecue picnic and learn everything about asphalt from expert Gerry Huber, asphalt engineering specialist for Heritage Research Group. Gerry will bring you the lowdown on everything asphalt, from manufacturing and maintenance to installation and repair. After our great barbecue and discussion, we will retire to the parking lot where we will be treated to dessert and a full asphalt demonstration from FE Harding. Asphalt impacts so much

at our properties: curb appeal, repair and maintenance costs, and capital expenditures to name a few. Now is your opportunity to clear up any myths or bring questions about the proper long term care and maintenance for asphalt. Learn how you can improve curb appeal, minimize repair and maintenance costs, maximize the life of your property's asphalt and reduce capital expenditures over time. The casual barbecue atmosphere makes it a great occasion to treat your maintenance managers and staff to a great lunch and educate them on how to be asphalt experts as well. Learn the latest in infrared patching,



crack sealing and striping during the demonstration by FE Harding. Bring the whole gang to this fun and informative meeting Wednesday, June 22nd at the Farm Bureau Building at the Indiana State Fairgrounds. Call Julie at 317-815-0163 to make your reservations now or e-mail your reservations to iremoffice@aol.com.

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IREM Chapter 24 Wins Award



On Sunday, April 17th, our IREM Chapter 24 was recognized in the 2004 Chapter of the Year Program with an award for "Outstanding Progress". The purpose of the award is to recognize those chapters that demonstrated significant improvement from one

year to the next. President Mike Gorman was on hand to receive the award at the 2004 Leadership and Legislative Summit in Washington DC. IREM National recognized our Chapter for all we have done to provide quality member services in our area. This award was made possible by the efforts of our Executive

Committee, Committee Chairs and most of all by you, our members. Your dedication, participation and membership make this chapter a winner! Congratulations to the Members and our Friends of IREM for making 2004 a year of "Outstanding Progress"!

Welcome!

To our newest
Friend of IREM :

Lawn Pride
Your lawn is always on our mind.

Landscaping Lawn Care

7320 Company Drive
Indianapolis, IN 46237

Contact: Miles Floetker
Phone: 317-596-1945
E-mail:

mefloetker@lawnpride.com

We Said Good-bye to Geese!

IREM Chapter 24 helped over 60 members say Good-bye to Geese at our March 23rd luncheon meeting at The Fort. Thanks to our sponsor Flight Control, frustrated property managers found a variety of solutions to their Canada Goose problem. Many thanks to Faye McNew, Waterfowl Research Biologist and

Josh Griffin, the District Wildlife Biologist from IDNR for a revealing and informative discussion about what to do with our fine feathered friends. Even more thanks to Emily Perry and Flight Control Plus for helping sponsor the event. The best part of lunch went to the dogs though. The wonderful dogs of the Geese

Wranglers. Kathy Petrere' did a great demonstration with faithful dog Speck, and illustrated how the Geese Wranglers can be an important part of any property manager's goose control program. If you missed this meeting and would like to find out more about this vexing subject, call Julie at 815-0163.

Be on the Lookout for Website Update!

IREM Chapter 24 has employed the technology team of CMIT Solutions to help in updating our IREM Chapter 24 Website, iremindy.org. You will soon have access to a full member directory,

Friends links, meeting and program news, IREM National links, a job bank and so much more. Not only will these services be easier to access, CMIT Solutions will be helping us

update and keep the site fresh. Look for more information and our introduction of the new and improved iremindy.org. in the next month!

Get Educated!

IREM Chapter 24 2005 Education Offerings

June 20-21	BDM602
June 22-23	MPSA01
June 24	CPM001
June 25	CPMEXM
Oct. 12-13	MNT402

Contact IREM National for more information:

Phone: 800.837.0706
Web site: www.irem.org
Fax: 800.338-4736

Or Contact us locally:
Julie Dowrey
Chapter Administrator
317.815.0163

The following courses will be offered by IREM Chapter 24 in the remainder of 2005. All courses will be held at the Hamilton Crossing Conference Center.

June Capstone Course Series June 20–25 If you have nearly completed your education requirements for the CPM designation and all you have left on your checklist is completion of the management plan and the CPM Certification exam,

this series of course offerings is for you:

- **BDM602–June 20-21** Writing and Using Property Management plans
- **MPSA01-June 22-23** Management Plan Skills Assessment
- **CPM001-CPM June 24** Certification Exam Preparation Seminar
- **CPMEXM– June 25** CPM Certification Exam

MNT402–Property Maintenance and Risk Management Oct. 12-13 Intermediate-level course teaches you to develop a property maintenance program and manage various types of risk. You will learn: property risk analysis, maintenance programs, maintenance projects and conservation and environmental hazards.



IREM Happenings

*** Wednesday, June 22nd, 11:30 Farm Bureau Building at the Indiana State Fairgrounds, Know your Asphalt from a Hole in the Ground!**

Lunch, discussion and demonstration for everything asphalt. Don't miss Gerry Huber, asphalt engineering specialist and a demonstration by FE Harding. A great opportunity to invite your maintenance technicians and enjoy a great learning lunch. Call Julie at 317-815-0163 to make reservations.

*** September 8th 2005 7th Annual Golf Outing at The Fort Golf Course** an

ever growing ever popular IREM event. Call Julie Dowrey at 815-0163 or Beth Kirkham, Golf Committee Chair at 808-6825 to reserve your foursome, sponsor the event or volunteer. A must-attend event!

*** Closets for Coburn**

Many thanks to Kris Moore, one of our newest CPM's for chairing a committee to help bring permanent closets to the women and families of Coburn Place. Check the website and look for additional information on how you can be a part of this worthwhile community project. Call Kris at 570-7000

for more details or to volunteer.

*** Wednesday, August 3rd, 2-005 Luncheon, 11:30, Focus on Minority Outreach in Real Estate Management, Speaker and location to be announced.**

*** Second Reminders for Dues Sent**

If you have paid your local IREM Chapter dues Thank You! For all others, second reminder notices have been sent and a late fee will be assessed for dues received after June 1st 2005.

Congratulations!

Congratulations to our newest CPM Members:



Jeanne Gullion, CPM

Kim Stevenson-Losacker, CPM

IREM National Happenings

Member-Get-A-Member 2005 IREM Program

Refer a colleague to join IREM and :

- *Grow your professional organization
 - *Help a colleague create new opportunities
 - *Win fabulous rewards
- Encourage just one

colleague to apply to IREM and list your name on the application as the referring member. For every application received before September 30, 2005 with your name listed as the referring member IREM will enter you in the grand prize

drawing for a \$2,500 American Express Gift Cheque. The top 25 members with the most new member referrals will be awarded with a \$500 American Express Gift Cheque. Refer a member and have a chance to win!

Apartment Communities Win Lawsuit Against Realty Alliance

INDIANAPOLIS – After five years of legal battle, the Court of Appeals has ruled in favor of the ninety-six apartment communities in a lawsuit against Realty Alliance to stop the distribution of unsolicited flyers at their properties. The basis of the lawsuit was that Re-

alty Alliance regularly and repeatedly trespassed upon the properties of the apartment communities for the purpose of distributing solicitation materials, in the guise of a newspaper. A key component of the Court of Appeals Opinion is the recognition that apartment owners are bound to main-

tain common areas in reasonably safe and clean condition for the benefit of their residents. It does not prevent Realty Alliance from publishing or distributing its solicitation materials by mail or any other method except placement at apartment residents' doorsteps.

"this sets a precedent so our members will be able to stop any copycat companies from trespassing on communities and distributing solicitation materials" explained Apartment Association of Indiana Executive Director Lynne Moistner.

Welcome!

Our New CPM Candidates:

**Brenda Valle
Cheri Shepherd
Robert Whitacre
Gordon Dowrey**

*Institute of Real Estate Management,
Indianapolis Chapter 24*

IREM Chapter 24
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Indianapolis, IN 46290

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**Institute of Real Estate Management
of the NATIONAL ASSOCIATION OF REALTORS®**

In principle and practice, the Institute of Real Estate Management values and seeks a diverse membership. There are no barriers to full participation in the organization on the basis of gender, race, creed, age, sexual orientation, national origin, or disability. Moreover, the Institute of Real Estate Management encourages equal opportunity practices among its membership.

2005 Chapter Officers

President

Michael Gorman, CPM
Edward Rose Companies

President-Elect

Claudia Price, CPM
Lauth Property Group

Vice President

Jeffrey Norris, CPM
Lasalle/Kite

Secretary

Patricia Whipple, CPM
Colliers Turley Martin Tucker

Treasurer

Kathryn (Tassy) Davis, CPM
Duke Realty Corporation

Past President

Patricia Whipple, CPM
Colliers Turley Martin Tucker

Friends of IREM

R. ADAMS ROOFING, INC.

CMIT SOLUTIONS

CHARLES C. BRANDT
CONSTRUCTION COMPANY

CCS, INC

EAGLE FLOORING COMPANY, INC.

GRADY BROTHERS, INC.

GSF SAFEWAY

HP PRODUCTS

INITIAL TROPICAL PLANTS

JMI MECHANICAL

LAKESIDE BUILDING
MAINTENANCE

LAWNPRIDE

LEHMAN'S MECHANICAL
CONTRACTORS

MR. MARBLE CARE
TH MARBLE AND GRANITE

MAINSCAPE LANDSCAPING

RAMSEY & NORTH MECHANICAL SERVICES,
INC.

REDLEE/SCS, INC.

REI CONSTRUCTION SERVICES

ROOFTECH

S & K BUILDING SERVICES, INC.

SERVICEMASTER FAMILY OF BRANDS

***Please include our Friends of IREM on your
next bidding opportunity!***

May 2005

Keynotes Special Insert

Welcome to our Newest Associate Members!

Dee Ehrhardt
Julie Greenlee
Keith Konkoli

Kevin Farrell
Stephanie Wheeler
Tracy Johnson
Charles Hill

Debra Wise
Timothy VanKirk
Susan Salisbury

Job Opportunities

MAINTENANCE TECHNICIAN

INDIANAPOLIS

QUALIFICATIONS:

3 to 5 years experience in building mechanical and electrical systems as well as hands-on expertise in plumbing, carpentry, electrical, roofing, HVAC electrical blue prints knowledge, trouble shooting and painting are required.

High school diploma or equivalent is required.

Trade school or related training in preventative and corrective maintenance procedures is desirable. CFC, First Aid, CPR and Infectious waste Certification is required

Please send resume to:

Human Resources

Lauth Property Group

401 Pennsylvania Parkway

Indianapolis, IN 46240

hr@lauth.net

CB Richard Ellis, the global leader in commercial real estate, seeks an experienced Real Estate Manager to manage and oversee a portfolio of multiple commercial properties. Essential functions include:

- Portfolio accountability of the financial, physical and operations of the asset(s);
- Preparation and review of property operating budgets, cash flow projections, CAM reconciliations, rent rolls, etc.;
- Responsible for all aspects of monthly financial reporting to Owners;
- Prepare tenant correspondence and legal documentation;
- Administer tenant leases;

Job Opportunities (cont.)

CB Richard Ellis (cont.)

- Prepare all lease abstracts, maintain lease and property files;
- Establish and maintain strong tenant, vendor and owner relationships;
- Coordinate tenant improvements and capital improvements;
- Oversight of on-site management and maintenance staff;
- Frequent communication with property owner;
- Coordinate all vendor contracts.
- Team player, strong organizational and analytical skills;
- Ability to handle multiple tasks and coordinate own work effort in an efficient manner with minimal supervision.
- Other related duties as required.

Additional Requirements:

- Undergraduate college degree;
- Minimum 5 years related experience;
- Indiana Real Estate License;
- Industry designation a plus;
- Proficiency in Microsoft Word, Excel and Outlook.

Mail or E-mail resume to:

Kari Townsend
CBRE
115 W. Washington
Suite 1170 South
Indianapolis, IN 46204

E-mail: kari.townsend@cbre.com