

2024 Florida CARH Annual Conference

Sheraton Sand Key Resort

October 28-31, 2024



Featuring training by:

Steve Rosenblatt of Spectrum Enterprises, Inc.



and

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ZEFFERT & ASSOCIATES

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and a Keynote address by Toni Blake

totallyTONI.com

A small red five-pointed star is positioned above the letter 'I' in "TONI". Below the entire text "totallyTONI.com" is a thick, light teal swoosh that starts under the 'l' and ends under the 'I'.

# Florida Council for Affordable and Rural Housing

## 2024 Annual Conference October 28-31, 2024 Sheraton Sand Key Resort Clearwater, Florida

It's time for the 2024 Florida CARH Annual Conference and we are anticipating another great turnout and a very successful meeting. We have revamped our schedule to ensure all attendees can experience our great keynote speaker!

### **Monday, October 28<sup>th</sup>**

Enjoy refreshments and hors d'oeuvres poolside at our "Welcome Reception" from 5:30 – 7:00 p.m. See some familiar faces and meet and welcome some new members this year.

### **General Session - Tuesday, October 29<sup>th</sup>**

- Start of the meeting with a great keynote address by FLCARH friend TotallyToni.
- HOTMA is coming!!! Steve Rosenblatt from Spectrum Compliance will be providing an update on the recent changes to federal regulations involving HOTMA in addition to those coming at the end of the year.
- Luncheon including presentation of FLCARH scholarship and Henry E. Turney Award.
- Owner's Roundtable with RD staff to discuss current affairs. If you are a property owner, management company executive, or other interested program participant, this is your chance to talk one-on-one with RD staff about your current experiences in the program.
- This year's Halloween themed party will begin at 6:00 p.m. right on the beach. Feel free to come in costume to celebrate the evening. The Silent Auction benefiting the FLCARH Scholarship Foundation is being held during the beach party along with our ever-popular karaoke on the beach!!

### **Maintenance Training by HD Solutions - Tuesday, October 29<sup>th</sup>**

Tuesday, we are offering a separate maintenance track for maintenance personnel. If interested, please check the appropriate box on the registration to indicate you are attending Tuesday's maintenance training. This will be held in the Coastal Room and spots are limited. The morning training session will cover mold and midleew prevention and the afternoon session will address topics pertaining to plumbing systems and repairs.

### **General Session - Wednesday, October 30<sup>th</sup>**

As Rural Development continues to modernize the manner in which it services its portfolio, property physical inspections are being completed by a 3<sup>rd</sup> party contractor using MBA Form 3.03. Jeffrey Promnitz of Zeffert and Associates will be providing training to site manager and maintenance staff alike on the best ways to excel during your property's inspection.

### **"Mastering the Rural Development Program" by Ronnette Smith of Zeffert & Associates Wednesday, October 30<sup>th</sup> and Thursday, October 31<sup>st</sup>**

Ronnette Smith of Zeffert & Associates will once again be presenting the "Mastering the Rural Development Program". This course is something all managers need to attend at some point in their career to master their understanding of the RD Program. The cost for this seminar is \$425. The training is intended for both new and experienced site managers looking to gain or solidify their knowledge in complying with Rural Development Regulations. *The training will begin at 8:30 am on Wednesday and conclude around 4:00 pm on Thursday.*

## Conference Information

**Registration:** The Registration Form can be found at the back of this packet. The on-time registration fee is \$400 for members and \$575 for non-members. All registrations must be paid in full prior to the start of the conference. Payment must be received in the Florida CARH office by September 13<sup>th</sup>, 2024, to qualify for “on-time” registration (the late fee is \$200). Upon arrival at the conference, you must register at the Registration Desk to sign in and pick up your conference packet. The Registration Desk will be open on Monday, October 28<sup>th</sup> at 2:00 p.m. and Tuesday, October 29<sup>th</sup> at 7:30 a.m.

**Activities:** Your registration fee will include your admission to the Monday evening poolside welcome reception, all Florida CARH meetings and lunch on Tuesday. The Awards luncheon will be held on Tuesday. A separate fee applies for the “Mastering the Rural Development Program” course presented by Ronnette Smith of Zeffer & Associates. This training will be held on Wednesday and Thursday.

**Special Event:** This year we are having a Halloween themed dinner at the hotel directly on the beach. You are welcome to kick off your shoes and wear your favorite costume for this great event. Costumes are not required, just encouraged. This event is included in the conference registration fee. The silent auction, which benefits the FLCARH Scholarship Foundation, will be held during this special event.

**Conference Cancellation Policy:** All cancellations must be in writing (emails are acceptable). Cancellations received by September 13<sup>th</sup>, 2024, will receive a full refund. There will be NO REFUNDS for cancellations made after September 13<sup>th</sup>, 2024.

**Attire and Badge Identification:** Business casual dress for the meetings is appreciated. You will be issued a lanyard upon registration that serves as your official passport to all meetings. Please wear your lanyard to all events including the party on the beach.

**Hotel Reservations:** To make your hotel room reservation follow the link at [www.flcarh.com/meetings](http://www.flcarh.com/meetings) or call the Sheraton Sand Key Resort at 727-595-1611 and identify yourself as a Florida CARH meeting attendee to receive our special group rate of **\$239 per night**. Your reservation must be made by **September 30<sup>th</sup>, 2024**, to ensure you receive this discounted rate. Rooms are limited so you are encouraged to make your reservations early. **Room reservations made after the cut-off date are subject to Sheraton’s availability and current rates.**

Sheraton Sand Key Resort  
1160 Gulf Blvd.  
Clearwater, Florida 33767  
727-595-1611  
sheratonsandkey.com

## 2024 FLCARH ANNUAL MEETING REGISTRATION FORM

**INSTRUCTIONS:** Please fill out this registration form listing each participant on a separate line. If you have a Guest, please put their name on a separate line.

ORGANIZATION NAME: \_\_\_\_\_ CONTACT PERSON: \_\_\_\_\_

FLCARH MEMBER? YES \_\_\_ NO \_\_\_ PHONE: \_\_\_\_\_ FAX: \_\_\_\_\_ EMAIL: \_\_\_\_\_

ADDRESS: \_\_\_\_\_ CITY, STATE, ZIP: \_\_\_\_\_

Registrant's Name	Member On-Time Registrant* (Please select Manager or Maintenance)	Late Member Registrant After 9/13/24 (Includes Managers & Maintenance)	Government Registrant	Non-Member On-Time Registrant (Includes Managers & Maintenance)	Late Non-Member Registrant After 9/13/24 (Includes Managers & Maintenance)	Guest (Reception, Lunch and Beach Party Only)	"Mastering the RD Program" by Zeffert	Late Registration After 9/13/24 "Mastering the RD Program" by Zeffert	Subtotal by Registrant
	<b>\$400</b>	<b>\$600</b>	<b>\$200</b>	<b>\$575</b>	<b>\$775</b>	<b>\$275</b>	Training <b>\$425</b>	Training <b>\$625</b>	
1	MGR MAINT								
2	MGR MAINT								
3	MGR MAINT								
4	MGR MAINT								
5	MGR MAINT								
6	MGR MAINT								
7	MGR MAINT								
8	MGR MAINT								
								GRAND TOTAL	

\*To qualify for the ON-TIME REGISTRATION RATE, your payment must be RECEIVED in the FLCARH office by **9/13/24**. Mail form(s) along with a check payable to **FLCARH**, 516 Lakeview Rd., Villa #8, Clearwater, FL 33756. **CANCELLATION POLICY:** Cancellations must be made in writing and mailed to the address above or emailed to: [kflynn@flynnmanagement.com](mailto:kflynn@flynnmanagement.com). No cancellations after 9/13/2024.

# 2024 FLCARH ANNUAL MEETING

## SPONSOR FORM

(Please fill out a separate copy of this form for each Sponsor. This form may be reproduced as many times as necessary).

NAME: \_\_\_\_\_

SPOUSE/GUEST NAME: \_\_\_\_\_

FLCARH MEMBER: YES \_\_\_\_\_ NO \_\_\_\_\_

ORGANIZATION NAME: \_\_\_\_\_

ADDRESS: \_\_\_\_\_

CITY/STATE/ZIP: \_\_\_\_\_

PHONE: \_\_\_\_\_ FAX: \_\_\_\_\_

EMAIL: \_\_\_\_\_

Please check all that apply for this Sponsor:

		<u>AMOUNT</u>
_____ EXHIBITOR TABLE (Includes 1 Conference Attendee)	\$600	\$_____
_____ EXHIBITOR – Additional Attendee(s) or Guest(s) (\$400 each) _____ x \$400		\$_____
Name of Additional Attendee: _____		
Name of Additional Attendee: _____		
Name of Additional Attendee: _____		
_____ BREAK SPONSOR	\$300	\$_____
_____ AWARDS LUNCHEON SPONSOR	\$1,000	\$_____
_____ BEACH PARTY SPONSOR	\$1,500	\$_____
TOTAL ENCLOSED:		\$_____

Please note that exhibitor fees received after September 13<sup>th</sup> 2024 are subject to space availability.

To register please fill out a form for each Sponsor and mail form(s) along with a check payable to:

**Florida CARH**  
**516 Lakeview Rd. Villa #8**  
**Clearwater, FL 33756**  
**Attn: Kevin Flynn**

# FLORIDA COUNCIL FOR AFFORDABLE AND RURAL HOUSING

## 2024 HENRY E. TURNEY AWARD

The Henry E. Turney Award committee is now accepting nominations for the Henry E. Turney Award. Nominations will be considered, and a final recommendation made to the Board of Directors of FLCARH for a final decision. The award will be presented at our Annual meeting in October 2024. The basic guidelines for the award are as follows:

1. Current or retired Government Employee involved in the affordable and rural housing industry.
2. High qualities as an individual.
3. Evidence of creativity and commitment to affordable and rural housing.
4. Housing production levels within a candidate's area of responsibility or evidence of successful management of properties under the candidate's supervision, as appropriate.
5. Years of service in the affordable and rural housing industry.
6. Has the candidate been supportive of FLCARH?
7. Political appointees are ineligible to receive this award.

In order for the Award Committee to make an informed decision between candidates, please attach the following items:

1. An explanation of the qualities and attributes of the individual which makes them a candidate.
2. Additional letters of support from other FLCARH members and the candidate's colleagues.
3. Resume detailing work history of Nominee.

**Please send required items no later than September 13<sup>th</sup>, 2024, to:**

**FLCARH, 516 Lakeview Rd. Villa #8, Clearwater, FL 33756.**

### **HENRY E. TURNEY AWARD**

Nominee: \_\_\_\_\_

Title: \_\_\_\_\_

Organization/Company: \_\_\_\_\_

Address: \_\_\_\_\_

City/State/Zip: \_\_\_\_\_

Phone: \_\_\_\_\_ Fax: \_\_\_\_\_

Person making the nomination who can be contacted for additional information regarding this candidate:

Name: \_\_\_\_\_

Company: \_\_\_\_\_

Phone: \_\_\_\_\_ Fax: \_\_\_\_\_

# FLCARH Scholarship Foundation, Inc

## 2024 Silent Auction



It is time to start gathering donated items or monetary pledges for the 2024 Silent Auction to benefit the FLCARH Scholarship Foundation. Attached is a pledge sheet for your use. Once completed, it should be sent to the FLCARH Scholarship Foundation at the address on the top of the sheet. Additional information will be forthcoming.

If you have any questions, please contact Lisa McKnight with Florida Management Associates, Inc at:

**(850)893-7650**

or

**[lisamcknight21@hotmail.com](mailto:lisamcknight21@hotmail.com)**.

FLCARH Scholarship Foundation  
PO Box 2260  
Tallahassee, FL 32316  
(850) 893-7650 Telephone  
(850) 893-0203 Facsimile  
lismcknight21@hotmail.com

2024 Silent Auction Pledge Form  
(Sign-Up Sheet)

Name: \_\_\_\_\_

Company Name/Affiliation: \_\_\_\_\_

Address: \_\_\_\_\_

Phone: \_\_\_\_\_

Fax: \_\_\_\_\_

Email: \_\_\_\_\_

List of items(s) to be donated:

	<u>Description</u>	<u>Value</u>
1.	_____	_____
2.	_____	_____
3.	_____	_____
4.	_____	_____
5.	_____	_____
6.	_____	_____
7.	_____	_____
8.	_____	_____
9.	_____	_____
10.	_____	_____

Cash Contribution Pledge:

I will be unable to donate any goods or services to the FLCARH Scholarship Foundation but am confirming my monetary pledge in the amount of \$ \_\_\_\_\_.

NOTE: All checks should be made payable to the FLCARH Scholarship Foundation, Inc. and are tax deductible.