Suncoast Review is the quarterly publication of the Suncoast Chapter of the Community Associations Institute. For story and photo submissions, please contact the office of Suncoast Chapter CAI at 727-345-0165. www.SuncoastCAI.com

Suncoast Review

Spring 2017 VOL. 11 NO. 41

Replacement Cost Valuations.

If you live in Condominium in Florida you might be surprised to learn that the Association is required by law to complete an Insurance Replacement Cost Valuation (Insurance Appraisal) completed every 36 months. If you have ever served as a board member, you are probably fully aware of this law. Florida Statute 718 requires a Condominium Association to renew the Insurance Valuation every 36 months for its full insurable value. Regardless of what your Declaration of Condominium might say, Florida Statute 718 takes precedence over Condominium Documents. This law was created to protect the Association from under-insuring or over-insuring the property. While carrying too much insurance can happen from time to time, it is usually the former that occurs most often. Read the complete Feature Story by Phillip Franco, FPAT on page 6 of this issue of Suncoast REVIEW.

Awards & Recognition Breakfast photos, page 9.
Welcome to our Spring 2017 addition of the Suncoast Review. I would first like to express my appreciation and excitement for being your 2017 president. We started this year with our annual awards and installation breakfast. I would like to thank all of our winners and of course our sponsors, whom without their loyal support, we could not provide the quality programs and events that we have become accustomed to enjoying.

We just completed our third CAI Day at the St. Petersburg Coliseum. I’m happy to report a great response from all. We will be expanding promotional efforts for the October 26, 2017 trade show.

The spring Golf Tournament is April 21st at the Badmoor & Bayou Golf Clubs. Reserve your foursome or sponsorship level early. This is one of our most fun and well attended events.

This year the CAI national conference will be held at Caesars Palace in Las Vegas, May 3-6. I would encourage anyone who desires to experience the “BIG” CAI picture and meet the movers and shakers in the community association world, to definitely try to attend.

The key to chapter growth is new members. Please think about spreading the word and bring a new prospect to a monthly breakfast or other event, especially in the homeowner/association category.

About Community Associations Institute. Community Associations Institute (CAI) is a national nonprofit 501(c)(6) organization founded in 1973 to foster competent, responsive community associations through research, training and education. CAI is an international membership organization dedicated to building better communities. With more than 34,000 members, CAI works in partnership with 60 chapters. We work to identify and meet the evolving needs of the professionals and volunteers who serve associations, by being a trusted forum for the collaborative exchange of knowledge and information, and by helping our members learn, achieve and excel.

Our mission is to inspire professionalism, effective leadership and responsible citizenship—ideals reflected in associations that are preferred places to call home.

Be sure to tell our advertisers you saw their ad in this issue of Suncoast Review.

To advertise in the Suncoast Review Call LAURA HAGAN at 727.345.0165.
### 2017 Calendar of Events

**MARCH**  
Thursday 30th  
Program: Managers Panel  
8:30am – Marriott (St. Petersburg)  
CEU: Contracts

**APRIL**  
Friday 21st  
Annual Golf Tournament  
Bayou & Bardmoor Golf Clubs  
7:30am Registration

**MAY**  
3rd – 5th  
Annual Conference  
Las Vegas, Nevada

**JUNE**  
Thursday 15th Program:  
Legislative Update/BYOB  
8:30 am – Marriott (St. Petersburg)

**JULY**  
Friday 14th  
Manager/Vendor Social/Mini Trade Show  
Marriott (St. Petersburg)  
4:00 pm – 6:00 pm  
Manager CEU:  
2017 Legal Update (LGL)  
2:00pm – 4:00pm  
Homeowner: Board Certification  
1:00pm – 4:00pm  
20th -21st  
PMDP M-960  
Location: Marriott (St. Petersburg)

**AUGUST**  
Friday 4th  
CAM Education  
8:15am – 10:15am TBD  
10:30am – 12:30pm TBD  
Marriott (St. Petersburg)

**SEPTEMBER**  
Thursday 14th  
Program: Insurance Panel  
8:30am – Marriott (St. Petersburg)

**OCTOBER**  
Friday 13th  
Program: MOCK Board Mtg/BYOB  
8:30 am – Marriott (St. Petersburg)  
Board Leadership Development Workshop  
Association Rules and Conflict Resolution  
CEU: TBD

**NOVEMBER**  
Thursday 9th  
Program: Legal Q & A  
8:30am – Marriott (St. Petersburg)  
Board Leadership Development Workshop  
Governing Documents & Roles and Responsibilities  
CEU: TBD

**DECEMBER**  
Thursday 7th  
Holiday Social  
4:00 pm - 7:00 pm  
Marriott (St. Petersburg)

### NOTES:

**LOOKING FOR NEW CLIENTS?**  
REACH THEM IN THE SUNCOAST REVIEW NEWSLETTER, A QUARTERLY PUBLICATION.  
For advertising information call LAURA HAGAN at 727.345.0165.

---

**PIPER AND ASSOCIATES, INC.**  
BUILDING ENVELOPE CONSULTANTS  
- Analysis, Evaluation, Testing,  
- Design, Contract Administration,  
- Roof Management Programs

**ROOFING**  
- Low Slope Roofing  
- Steep Slope Roofing

**EXTERIOR WEATHERPROOFING**  
- Painting  
- Weatherproofing  
- Masonry Repair  
- Historic Preservation  
- Below Grade

**LEGAL REPRESENTATION OF CONDOMINIUMS, COOPERATIVES, AND HOMEOWNER ASSOCIATIONS.**  
Rabin Parker focuses its practice solely on meeting the needs of its community association clients, and provides all aspects of representation, including but without limitation the following:  
- Advising clients with regard to complex legal issues, interpretation of governing documents, laws and contracts, and covenant compliance  
- Collection of delinquent assessments and related foreclosures  
- Drafting, reviewing, revising, and enforcing recorded deed restrictions  
- Commercial litigation, including all aspects of construction, contract, negligence, and enforcement related litigation  
- Drafting, reviewing, revising, and negotiating contracts  
- Advising clients with regard to legislative amendments and compliance issues  
- Attending and advising clients in alternative dispute resolution forums  
- Attending annual membership meetings and Board of Directors meetings

**727.475.5535**  
WWW.RABINPARKER.COM

---

**POND AND LAKE MANAGEMENT**  
We offer Custom programs within your budget  
Ask About Our Discounts!

**The Lake Doctors, Inc.**  
800-666-5253 | WWW.LAKEDOCTORS.COM

---

**LEGAL REPRESENTATION OF CONDOMINIUMS, COOPERATIVES, AND HOMEOWNER ASSOCIATIONS.**  
Rabin Parker focuses its practice solely on meeting the needs of its community association clients, and provides all aspects of representation, including but without limitation the following:  
- Advising clients with regard to complex legal issues, interpretation of governing documents, laws and contracts, and covenant compliance  
- Collection of delinquent assessments and related foreclosures  
- Drafting, reviewing, revising, and enforcing recorded deed restrictions  
- Commercial litigation, including all aspects of construction, contract, negligence, and enforcement related litigation  
- Drafting, reviewing, revising, and negotiating contracts  
- Advising clients with regard to legislative amendments and compliance issues  
- Attending and advising clients in alternative dispute resolution forums  
- Attending annual membership meetings and Board of Directors meetings

**727.475.5535**  
WWW.RABINPARKER.COM
The Insurance Valuation report will ensure that the Association is carrying the proper amount of insurance and also serves as a document for Insurance Brokers to bid “apples to apples”. Imagine how confusing it would be if every Insurance Broker was bidding different limits of insurance! As a Board Member or Property Manager, you have fiduciary responsibility to protect the other members of the Association, it this begins with protecting their most precious investment.

If the Association files a property claim the first thing the Insurance Adjuster will do is an Insurance Valuation to determine if the Association is carrying the proper amount of insurance. So what happens if you didn’t buy enough insurance? The Carrier will most likely enforce a Co-Insurance penalty which will reduce the settlement amount. Co-insurance penalties apply to all properties, not just Condominium Associations. Most insurance carriers will require any commercial or commercial residential property to get an Insurance Valuation before they write the policy, however, the mandatory 36 month rule only applies to entities file with the State as Condominium Associations.

Here is an example of how a typical Co-insurance penalty is calculated: A building valued at $1,000,000 has an 80% co-insurance clause but is insured for only $750,000. It suffers a $200,000 loss. The insured would recover $750,000 ÷ (.80 × 1,000,000) × $200,000 = $187,500 (less any deductible). In this example the underreporting penalty would be $12,500.

Insurance Values should not be confused with new building costs or real estate sales values. New construction starts with an empty piece of land and builds upward. Every trade and piece of material is sourced for the best Value. Insurance values start at the top of the building, cleaning and demolishing. Material and labor are needed immediately. It is not unusual for the cleanup alone to “eat up” a good portion of the claim monies.

Insurance professionals utilize a “Reconstruction Cost” database (remove & replace) while real estate professional utilize a “New Construction” database to calculate values. For insurance purposes it is extremely important the “Reconstruction Cost” is used to determine the insurable value.

Often times when a proper Replacement Cost Valuation is prepared the results indicate a need for increased property coverage. The best way to reduce the cost of property insurance is to engage in a wind mitigation inspection. Many of the firms that provide Replacement Cost Valuation reports also provide Wind Mitigation reports, and having both inspections completed simultaneously is the most cost efficient route.

Wind Mitigation inspections report on wind-resistive features of the residential buildings. The six major categories are Roof Covering, Roof Shape, Roof-to-Wall Attachment, Roof Deck Attachment, Secondary Water Resistance and Opening Protection. A building only needs to qualify for one of these categories to receive a discount. It is very rare that a building does not qualify for any discounts. The discount almost always outweighs the cost of the inspection and then some! Several of the categories such as roof-to-wall attachment, roof deck attachment and SWR may require a professional to determine if discounts are available and then there are other categories that you may be able ascertain on your own.

For example: any building with roof coverings replaced on or after March 1, 2002 will qualify for discounts, any buildings with “hip” roof shapes will qualify, any buildings with concrete roof decks will qualify, etc. This Wind Mitigation report can also be distributed to each condominium unit owner to apply for discounts on their H06 policy. If your Association does not have a current Wind Mitigation inspection you should be asking why.

— by Phillip Franco, FPAT

Insurance professionals utilize a “Reconstruction Cost” database (remove & replace) while real estate professional utilize a “New Construction” database to calculate values. For insurance purposes it is extremely important the “Reconstruction Cost” is used to determine the insurable value.

Often times when a proper Replacement Cost Valuation is prepared the results indicate a need for increased property coverage. The best way to reduce the cost of property insurance is to engage in a wind mitigation inspection. Many of the firms that provide Replacement Cost Valuation reports also provide Wind Mitigation reports, and having both inspections completed simultaneously is the most cost efficient route.

Wind Mitigation inspections report on wind-resistive features of the residential buildings. The six major categories are Roof Covering, Roof Shape, Roof-to-Wall Attachment, Roof Deck Attachment, Secondary Water Resistance and Opening Protection. A building only needs to qualify for one of these categories to receive a discount. It is very rare that a building does not qualify for any discounts. The discount almost always outweighs the cost of the inspection and then some! Several of the categories such as roof-to-wall attachment, roof deck attachment and SWR may require a professional to determine if discounts are available and then there are other categories that you may be able ascertain on your own.

For example: any building with roof coverings replaced on or after March 1, 2002 will qualify for discounts, any buildings with “hip” roof shapes will qualify, any buildings with concrete roof decks will qualify, etc. This Wind Mitigation report can also be distributed to each condominium unit owner to apply for discounts on their H06 policy. If your Association does not have a current Wind Mitigation inspection you should be asking why.

— by Phillip Franco, FPAT

Insurance professionals utilize a “Reconstruction Cost” database (remove & replace) while real estate professional utilize a “New Construction” database to calculate values. For insurance purposes it is extremely important the “Reconstruction Cost” is used to determine the insurable value.

Often times when a proper Replacement Cost Valuation is prepared the results indicate a need for increased property coverage. The best way to reduce the cost of property insurance is to engage in a wind mitigation inspection. Many of the firms that provide Replacement Cost Valuation reports also provide Wind Mitigation reports, and having both inspections completed simultaneously is the most cost efficient route.

Wind Mitigation inspections report on wind-resistive features of the residential buildings. The six major categories are Roof Covering, Roof Shape, Roof-to-Wall Attachment, Roof Deck Attachment, Secondary Water Resistance and Opening Protection. A building only needs to qualify for one of these categories to receive a discount. It is very rare that a building does not qualify for any discounts. The discount almost always outweighs the cost of the inspection and then some! Several of the categories such as roof-to-wall attachment, roof deck attachment and SWR may require a professional to determine if discounts are available and then there are other categories that you may be able ascertain on your own.

For example: any building with roof coverings replaced on or after March 1, 2002 will qualify for discounts, any buildings with “hip” roof shapes will qualify, any buildings with concrete roof decks will qualify, etc. This Wind Mitigation report can also be distributed to each condominium unit owner to apply for discounts on their H06 policy. If your Association does not have a current Wind Mitigation inspection you should be asking why.

— by Phillip Franco, FPAT

Insurance professionals utilize a “Reconstruction Cost” database (remove & replace) while real estate professional utilize a “New Construction” database to calculate values. For insurance purposes it is extremely important the “Reconstruction Cost” is used to determine the insurable value.

Often times when a proper Replacement Cost Valuation is prepared the results indicate a need for increased property coverage. The best way to reduce the cost of property insurance is to engage in a wind mitigation inspection. Many of the firms that provide Replacement Cost Valuation reports also provide Wind Mitigation reports, and having both inspections completed simultaneously is the most cost efficient route.

Wind Mitigation inspections report on wind-resistive features of the residential buildings. The six major categories are Roof Covering, Roof Shape, Roof-to-Wall Attachment, Roof Deck Attachment, Secondary Water Resistance and Opening Protection. A building only needs to qualify for one of these categories to receive a discount. It is very rare that a building does not qualify for any discounts. The discount almost always outweighs the cost of the inspection and then some! Several of the categories such as roof-to-wall attachment, roof deck attachment and SWR may require a professional to determine if discounts are available and then there are other categories that you may be able ascertain on your own.

For example: any building with roof coverings replaced on or after March 1, 2002 will qualify for discounts, any buildings with “hip” roof shapes will qualify, any buildings with concrete roof decks will qualify, etc. This Wind Mitigation report can also be distributed to each condominium unit owner to apply for discounts on their H06 policy. If your Association does not have a current Wind Mitigation inspection you should be asking why.
The 2016 Annual Awards & Recognition Breakfast was held on Thursday, January 5, 2017. The ceremony was held at the Marriott Hotel & Conference Center in St. Petersburg. Recognition plaques were presented to our 2016 Diamond Chapter Sponsors: Angius & Terry, LLP; Asphalt Restoration Technology Systems, Inc.; Bashor & Legrande, LLP; CPA's; BB&T Association Services; Bouchard Insurance; Bright House Networks; Corless Barfield Trial Group; Driveway Maintenance; Fieldstone Landscape Services; Kurini Engineering Group, Inc.; Mitchell Insurance Services, Inc.; NatuZone Pest Control; Northeast Underwriters; PPG/Porter Paints; Right Way Elevator Maintenance; Scarr Insurance Group; Scott Paint Company; Specialized Plumbing Technologies; Sun Paints & Coatings/Dyco Paints; The Sherwin-Williams Company; Wells Fargo Insurance Services USA, Inc.; Westcoast Landscape & Lawns.

Our local Accredited Association Management Companies (AAMC) were also recognized: Leland Management and Resource Property Management.

In 2016, the Suncoast Chapter of CAI offered five program modules offering in depth, topic specific training: Board Leadership Development Workshops. Some homeowners and Board Members want to acquire advanced level skills to better serve their community associations, and earn their S.E.A.L. Certification (Suncoast Educated Association Leader).

I am proud to report that we had three homeowners who earned this certification in 2016: Patricia Anderson, Helen Miller and Patricia Pierce. Congratulations to all three of you for your commitment to your community and your support of the Suncoast Chapter.

Habitat for Humanity is the Suncoast Chapter’s charity of choice. Throughout the year, we have a sponsor and raffle at all of our breakfast programs. All of the proceeds from that raffle are donated to the local Habitat for Humanity. Also, our annual Holiday Social net proceeds are donated as well. From those two combined in 2016, the Suncoast Chapter was proud to present a check to Mike Sutton, CEO – Pinellas Habitat for Humanity in the amount of $4,500.00. Thanks to all of our generous contributors, over the years, our cumulative donations given to Habitat for Humanity is $78,986.00.

Annual Awards & Recognition Breakfast continued on the following pages.
Never Pressure Clean Your Roof Again!

Roof-A-Cide West

No More Roof Cleaning -
“Threatment is The Cure”

• Non Toxic
• No Chlorine Bleach
• Safe for People, Pets & Plants

EPA, FLA. DOA Approved
and Major Roof Manufacturers

Protect Your Roofs: 877-258-8998
Roof-A-Cide-West.com saferoofcleaning101.com

Each year the Suncoast Chapter of CAI gives an award to a community association that has displayed outstanding cooperation between the Board and Management, and has set an example for other associations to follow. This year, we were fortunate to have three outstanding Community Associations receive this honor.

American Cove was recognized for improving the quality of life within their association.

Four Seasons Estates ROC was recognized for approving a significant improvement in their Master Insurance Program.

Virginia Crossing Homeowners Association was recognized for having completed two major renovation projects with no special assessments to homeowners.

We would like to thank American Cove, Four Seasons Estates ROC and Virginia Crossing Homeowners Association for taking the time to submit their communities and being a positive example for other associations. Congratulations!

The 2016 Volunteers of the Year Award was presented to: Tom Reeder and John Wolfley for all of their time and hard work given to the Suncoast Chapter. Congratulations Tom and John!

The President & CEO Award was created to recognize a member that the Executive Director and Chapter President feel has given their time and dedication to benefit the Suncoast Chapter of CAI. The past recipients are truly respected in the community association industry: Dot Thomas, Beverly Scenna, Ellen Hirsch de Haas, Elizabeth Wadsworth, Barry Scarr, Tom Penman, Karen Zelbik, Maureen Reardon, Bill Stitt and Jill Silverman.

The 2016 recipient is a long time member and supporter of the Suncoast Chapter and a past Board Member. He was a pleasure to work with when he was the Chapter President in 2000. His firm has been a Chapter member since 1988, and a Chapter sponsor for as long as I can remember. He has written and taught courses not only for Community Association Managers but also for Board Members.

It was the pleasure of myself and Percy Legendre to present the 2016 President & CEO Award to: Joe Cianfrone.

Congratulations Joe!

Thank you to our 2016 Chapter President, Percy Legendre. He has been an advocate and supporter of CAI for many years, and was a huge supporter of the Chapter staff. It was a pleasure to work with Percy in 2016.

The presentation ended when our 2016 President, Percy Legendre passed the gavel to our 2017 President, Barry Scarr. Thank you to all of our members and sponsors for your support!
Visit us online at 146 2nd Street North, Suite 100  |  St. Petersburg, FL 33701  |  727.329.8956 to meet their legal needs, including:

- Mediation Services
- Insurance claim litigation
- Construction defect litigation

Representing associations in community association/corporate law

Members can view the status of their files at their convenience. Our firm also offers a free client portal so that managers and board members can view the status of their files at their convenience.

We Keep Growing. Have you renewed your membership?

<table>
<thead>
<tr>
<th>Name</th>
<th>Position</th>
</tr>
</thead>
<tbody>
<tr>
<td>Susan Aller</td>
<td>Manager</td>
</tr>
<tr>
<td>Russell Anderson</td>
<td>Interstate Restoration Construction Defects</td>
</tr>
<tr>
<td>Stephen Berardi</td>
<td>Alliance CAS SMART Collections</td>
</tr>
<tr>
<td>Todd Deluca</td>
<td>Meridian Security</td>
</tr>
<tr>
<td>Rachael Dennis</td>
<td>Holiday Isles</td>
</tr>
<tr>
<td>Steve Dumas</td>
<td>Damage Recovery, LLC</td>
</tr>
<tr>
<td>Russell Goldblum</td>
<td>HD Law Partners, P.A.</td>
</tr>
<tr>
<td>Joseph Hansen</td>
<td>Manager</td>
</tr>
<tr>
<td>Dallas Loupot</td>
<td>U.S. Security Associates</td>
</tr>
<tr>
<td>Gary Marcus</td>
<td>Manager</td>
</tr>
<tr>
<td>Karen Marrero</td>
<td>Manager</td>
</tr>
<tr>
<td>Daniel McCready</td>
<td>HOeX, Inc.</td>
</tr>
<tr>
<td>Antoinette Russell</td>
<td>Manager</td>
</tr>
<tr>
<td>Clayton Prescott</td>
<td>Prescott Engineering, LLC</td>
</tr>
<tr>
<td>Brian Rolph</td>
<td>BMO Harris Bank, N.A.</td>
</tr>
<tr>
<td>Michael Strouse</td>
<td>Commercial Payment Pros</td>
</tr>
<tr>
<td>Gary Wasser</td>
<td>RL. James, Inc. General Contractor</td>
</tr>
</tbody>
</table>

Suncoast CAL:

We Keep Growing. Have you renewed your membership?

Do you know someone who would benefit from becoming a new member of Suncoast CAL?

Please Call LAURA HAGAN at 727.345.0169 for more information.

Welcome New Members Spring 2017

Recoverings assessments and general community association/corporate law

Representing associations in construction defect litigation

Insurance claim litigation

Mediation Services

Spectrum | Community Solutions

As a Suncoast member, you can:\n- Enjoy the fastest WiFi with speeds OVER 1 Gbps, and you’ll enjoy the peace of mind that comes with 24/7 customer support.
- Learn more at SpectrumCommunitySolutions.com

©2016 Charter Communications, Inc. Unlimited local and long distance calling throughout the U.S., Canada, Puerto Rico, Guam and the Virgin Islands.

Visit us online at www.speedymails.com or call 1.877.426.2355 for more information.

Spectrum

Be Treated Like A Winner!

Mark Your Calendar: 2017 Community Associations Day & Trade Show
Thursday, 10/26/17

www.SuncoastCAL.com
Percy J. Legendre, III, C.P.A.
(813) 679-1026
Practicing in the areas of:
- Accounting for Homeowner & Condominium Associations, Cooperatives, Time Shares and Community Development Districts
- Audits - Reviews
- Tax Returns
- Consulting services
  - Budgeting and Reserve Consulting Services
  - We are pleased to assist you with any personal, business or tax accounting needs. Visit our website for useful tax, business and financial information.
  - www.BLcpas.com

We are pleased to assist you with any personal, business or tax accounting needs. Visit our website for useful tax, business and financial information.
  - www.BLcpas.com

From start to finish, we’re here to help.
- Condominium and HOA Repaint Maintenance Projects require specific coatings expertise and the PPG PAINTS™ team’s know-how to streamline the process for you.
- • Architectural Coatings/Protective and Marine Coatings
  • Products and coatings system recommendations customized to your property
  • Contractor referrals
  • Comprehensive color tools and design services
  • Pre-bid jobsite walk-throughs with contractors
  • Weekly site visits during the prep, prime, and finish phases
  • Product and labor warranties available–job specific
  • Color, Product, and Formula Binder

©2016 PPG Industries, Inc. PPG Paints is a trademark of PPG Industries Ohio, Inc. Because Every Job Matters is a registered trademark of PPG Architectural Finishes, Inc.

Meet Karrie McMillan,
Your local Renovia partner proudly serving the Suncoast Community. Call Karrie today for a FREE second opinion.

888-364-9516
5503 West Waters Avenue, Suite 503, Tampa, FL 33634
Renovia Painting • Remodeling • Restoration • Custom Building & Remodeling
Home & Safety Improvements • LEED Certified • Cabinetry

renovia

A Nation-Wide Commercial Painting & Service Provider.

TANNENBAUM SCRO ATTORNEYS AT LAW
- Repair and Maintenance Contacts
- Turnover Disputes
- Warranty and Construction Claims
- 1990 Main Street, Suite 725, Sarasota, FL 34236
- (941) 316-0111 TannenbaumSCRO.com

TAKE THAT TO THE BANK.
Member FDIC | Equal Housing Lender

Why Should Your Association Choose Vestan?
- Professional Community Association Management
- Accessible • Reliable • Dedicated
- Proudly Serving the Bay Area Since 1985
- Office: (813)433-2000 toll free: (877)626-2435
- www.mgmt-assoc.com

MANAGEMENT AND ASSOCIATES

Proudly Serving the Bay Area Since 1985
office: (813)433-2000 toll free: (877)626-2435
www.mgmt-assoc.com

CUSTOM PAINTING • FACILITY MAINTENANCE • REPAIRS
LARGE ENOUGH TO HANDLE THE VOLUME... SMALL ENOUGH TO HANDLE THE DETAILS
visit us at www.fastair.com/fa, 1-800-00, 1-800-00, 1-800-00, 1-800-00

Quality Painting and Waterproofing Since 1995

12453 28th Street North, 2nd Floor
St. Petersburg, FL 33716
727-545-8731

EAST
AIR-HEAT • PLUMBING • ELECTRICAL
Since 1975

RESIDENTIAL & COMMERCIAL SERVICES
CADDY1234567890 • CFC1234567890 • CFC1234567890
727-545-8731

Fast Air Heating, Plumbing, Electrical

NaturZone PEST CONTROL
CALL NOW
866-390-PEST (7378)
www.NaturZone.com

95% Client Retention!
Look Good • Save Time • Save Money
- Custom Treatment Plan
- Award Winning Service
- Certified to the Highest Industry Standards
You deserve the best, a 7 time Best of Tampa Bay Award Winner

TANNENBAUM SCRO ATTORNEYS AT LAW
- Repair and Maintenance Contacts
- Turnover Disputes
- Warranty and Construction Claims
- 1990 Main Street, Suite 725, Sarasota, FL 34236
- (941) 316-0111 TannenbaumSCRO.com

Sharing knowledge. Supporting community.

BRAT
Insurane Services
Galed Resources • Clieit Frensed
12453 28th Street North, 2nd Floor
St. Petersburg, FL 33716
727-527-7070

www.SuncoastCAI.com
### 2017 Suncoast Chapter Sponsors

**2017 Diamond Sponsors:**
- Asphalt Restoration Technology Systems, Inc.
- BB&T Association Services
- Collier-Bartrum Trial Group, LLC
- Delta Engineering & Inspection, Inc.
- Fieldstone Landscape Services, LLC
- Great Florida Insurance
- LMI Funding, LLC
- Mitchell Insurance Services, Inc.
- Natural Process Control
- Northeast Underwriters
- PPG/Pontus Paints
- Remax PA
- Right Way Elevator Maintenance
- Scars Insurance Group
- Scott Paint Company
- Spectrum Community Solutions
- Sun Paints & Coatings/Docks Paints
- The Sherwin Williams Company
- Wells Fargo Insurance Services USA, Inc.
- Westcoast Landscape & Lawns
- Westerman Zehrer, PA

**2017 Platinum Chapter Sponsors:**
- Accel Audit & Compliance
- Alliance Association Bank
- Anglin & Thor, LLP
- Bay Area DRI
- BB&T Insurance Services
- Bouchard Insurance
- Casadini Bank
- Cerofin, Nechocof, Grant & Greenberg, PA
- Dwyer Davies & Company, CPAs
- Elizabeth Washforth, PA, CPA
- Harrison Contracting Company
- Howard Umber & Partners, Inc.
- Karst Engineering Group, Inc.
- Law Firm of Florida, PA, CPA
- Mudrick Engineering Group, Inc.
- Branzo Commerical Painting
- Management and Associates
- P&K Renovations and Coatings
- Postcard Commercial Services, Inc.
- Progressive Management, Inc.
- Qualified Property Management, Inc.
- Resource Property Management AAMC
- Senter Management
- Sert/Pro or Large Size Property
- Specialized Plumber Consultants
- Strategic Bank
- Tannenbaum Scad Attorneys at Law
- Tim White Painting and Restoration

**2017 Gold Chapter Sponsors:**
- Aquatic Systems, Inc.
- Bicker & Procaccino, PA
- Biller Reinhart Engineering Group Inc.
- Continental Bank
- Complete Property Services, Inc.
- "CPR" Concrete Painting & Restoration
- FAST of Florida
- Independent Masonry Restoration, LLC
- Island Painting & Restoration
- Island Services Utilizes
- Mutual of Omaha Bank and CondoCuts
- National Exhibition Service
- Peter & Associates, Inc.
- Popular Association Banking
- Richard C. Common, PA, CPA
- Red Paving
- Symbotent Service Corporation
- Taekle Law Group
- TruGreen
- Union Bank Homeowners Association Services
- United Fire Protection
- Zuler, Gromm & Cottis, PA.