

by Pamela Dittmer McKuen

Being A Top-Notch Community Association Board Member

How to get the job done without losing sleep, alienating your neighbors, tripling your assessments and landing in court

Serving on the board of your community association is both a responsibility and a commitment, but it can also be a rewarding, enjoyable experience. I know, because I was a board member, secretary and president for seven years at an association where I once lived.

Our board dealt with ongoing budget concerns, seasonal gripes about how long the snowplow took to arrive and how early the landscapers started their mowing machines, a parking lot that kept flooding, and the time a family of baby ducks was adrift in the swimming pool and couldn't get out. At the same

time, we were satisfied to know the 11 roofs were secured, the grounds were verdant, and the reserve fund was growing. (Slowly, but it was growing.)

I wouldn't say our board was perfect, but we didn't do too badly, either.

In this issue of Condo Lifestyles, we look at how to be an effective board member. Whether you have served your association for years or you are just thinking about stepping up, our panel of industry pros discusses the optimal qualities and performances that make up the most outstanding and productive boards. Read on:

The Voice of Experience

First Community Management recently conducted a survey of board members from its client associations to better understand their motivations, participation and satisfaction. Among the selected findings (numbers have been rounded):

What was your most important reason for choosing to become a board member?

- Doing your part as a member of your association: 45%
- Improving how your association is managed: 35%
- Maintaining assessments at an affordable level: 5%

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