

COOPERATIVE AND COMMON INTEREST COMMUNITY SENSITIVE:

- **Owners:** We understand that your members are owners and have as much power in determining the vitality of your community. We can assist in organizing your annual meetings and preparing documentation for your membership.
- **Organizational Development:** With well over a decade of experience in cooperative and common interest communities we are sensitive to the unique needs of your community and to working in cooperation with your board of directors to maintain the vitality of your board and provide ongoing training in organizational development.

WHAT IS A COOPERATIVE

A cooperative can be defined as a business owned and controlled equally by the people who use its services or who work at it.

WHY CHOOSE CPMC

As a client/member of CPMC, you will not only benefit from our experience and expertise in property management, but you will also have a voice in the operation and management of our company itself. When CPMC does well, our members will also reap the benefits through dividend returns.

219 Main Street SE, Suite 500
Minneapolis, MN 55414



COMMON
PROPERTIES
MANAGEMENT
COOPERATIVE



PROPERTY MANAGEMENT SERVICES, AS UNIQUE AS YOUR NEEDS



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WHO WE ARE:

Common Properties Management Cooperative is a team of highly skilled professionals with over 30 years of experience in providing asset and property management services. Our goal is to work with you to develop an effective, affordable management plan that will meet your needs and expectations.



OUR GOAL

We provide property management that is attentive including specialized financial services which fit your communities needs. We integrate governance training into our interactions to help co-op's and associations succeed. We have specialized financial services for your needs, ensuring your asset is performing at its maximum potential.

Common Properties Management Cooperative provides property management services which can be utilized in an "A la Carte" style. We think it is useful for our customers to pick what they need rather than pay for things they will not use.

OUR SERVICES

- **Comprehensive management planning:** By working with you we will be able to design a management plan that both fits your budget while increasing your NOI. With creative planning we've been able to transition challenged properties to positive cash flow communities.
- **Market Analysis:** By evaluating other comparable markets and properties we will be able to better identify prospective residents and changing markets, develop media campaigns and track results that will increase your occupancy levels and length of tenancy.
- **Accurate, timely financial data:** Includes budgeting and cash flow management, monthly reporting, account reconciliation, accounts payable and receivable, as well as reserve analysis and planning.
- **Cost effective maintenance:** Carefully planned and supervised maintenance will assure the health and well being of your assets.
- **Responsive communication:** We strive to maintain a positive flow of communication between you the owner, the board of directors, vendors and residents.

PROPERTY EXPERIENCE

Our Property Management team has extensive property management experience. Our Staff have over 30 years experience managing numerous kinds of properties including:

- Commercial
- Residential including single family
- Manufactured home communities
- Condominiums
- Town homes
- Common Interest Communities
- And Cooperatives



QUALIFICATIONS

Our team holds various certifications and licenses, including:

- Minnesota Real Estate License,
- CRM
- CRMT
- PHC
- Notary
- CPM Candidate, IREM