



Community Association of the Year

Community Association of the Year Award will be given to *(four size categories- small- 1-149 units, medium 150-499 units, large 500-999 units and extra-large 1000+ units)* communities that best demonstrate excellence in association operations and governance by following CAI's Best Practices. **At least one person from your community association board needs to be a CAI Heartland member to be eligible to receive this award.**

The classic vision of a community is "to protect, maintain and enhance the value of the property." How is your association/board fulfilling their responsibility? The association's mission is simply to fulfill the vision. How is your current board fulfilling this vision?

CAI's Best Practices

Communications Innovation

Utilization of the internet, social media, printed material, face-to-face contact and other forms of communication to keep owners and residents informed and engaged.

Community Spirit

Support and plan events and other activities which foster a sense of community spirit and involvement.

Financial Stewardship

Overcome financial obstacles to obtain a healthy bottom line/balanced budget and adequate reserve funding.

Green Community Trendsetter

Invested in “green” programs and services to limit the carbon footprint of your Association and make better use of the Association's resources, both natural and financial.

Safety & Security Initiatives

Developed and implemented programs and services for safety and security in your communities.

Neighborhood Beautification

Commitment to beautification and aesthetic appearance through improvements in and maintenance of the property within public view.

Governance Leaders

Creating a uniform, flexible and reasonable enforcement of governing documents.

Reserve Studies/ Management

Maintaining a reserve fund not only meets legal, fiduciary and professional requirements, it also minimizes the need for special assessments and enhances resale values.

Strategic Planning

Strategic planning is more than ensuring your association will remain financially sound and be able to maintain its reserves—it's projecting where your Association expects to be in five, ten, or fifteen years—and how your Association will get there.

FIRST and LAST NAME OF CONTACT PERSON

Day Time Phone Number

Email Address

Community Information

Community Association Name

Community Location

Is the community self- managed?

☐

Yes

☐

No

Type of community?

☐

Homeowners Association

☐

Condominium

Number of owners

Please include a 200–300-word essay on why your association deserves this award, based on the Best Practices defined above.

Applications are due by **November 30, 2026**. Winners will be recognized at our Annual Meeting/Holiday Party.

If you have any questions, please contact Cathy at cathy@caiheartland.com or 314-423-8859.