

TEAM BRIEFING

Trusted Expertise in Association Management



Toys for Tots at Alliant

Alliant is once again joining forces with Toys for Tots to spread some holiday cheer. Our donation box is now ready to receive your generous gifts at our Fort Myers office lobby. Let's make a difference in the lives of local children by dropping off a toy (or two...or three!) today.



Alliant started working with our local Toys for Tots in 2022. The past couple of years we have done amazing work and provided hundreds of kids with Christmas toys that they would not have otherwise received.



TOY DONATIONS TO DATE:

2023 - Over 600
(204 at Alliant office & Eight Full Boxes from First Service - approx. 400)

2022 - 103
(Inaugural year)

GOAL FOR 2024:
Let's see if we can top last year!

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Save the Date! Alliant's Annual Vendor Trade Show is back!

All board members welcome to attend!

Friday, April 11, 2025
10:00AM - 2:00PM
Alliant Parking Lot (Fort Myers)

50 vendors on display
Complimentary food & beverages



Weathering the Storm Together



As the summer came to a close and we entered the fall, our team at Alliant Association Management faced not one, but two hurricanes: Helene and Milton. While hurricane season is always a challenge for association management teams, we are proud to say that our

dedicated managers rose to the occasion, going above and beyond their regular duties to ensure the safety and well-being of our clients and communities.

When the storms hit, our teams in Port Charlotte, Sanibel-Captiva, Fort Myers, and Naples were prepared and acted swiftly. Despite having concerns for their own homes and families, our professional managers were on-site inspecting properties the moment it was safe, right after receiving clearance from first responders and officials. Their dedication

exemplifies our commitment to our clients, even in the face of natural disasters.

While both storms brought storm surges, we're happy to report that the damage was nowhere near the extent we experienced during Hurricane Ian. This brought a collective sigh of relief to our staff and clients alike. However, there's still work to be done—especially on the barrier islands. Although we're not in rebuild mode, significant clean-up efforts remain underway to restore these beautiful properties to their pre-storm conditions.

From securing properties to ensuring that critical infrastructure was inspected, our teams have demonstrated resilience and professionalism. As we continue the recovery process, we want to extend a heartfelt thank you to our clients for their trust and patience. Together, we've weathered the storms, and together, we'll continue to move forward.

As we bid farewell to the storm season, we're excited to embrace the holiday cheer. Wishing you a festive and joyous holiday season. We look forward to serving you in 2025.

Photos from security cameras at Estero Beach & Tennis Club (FMB) during Milton



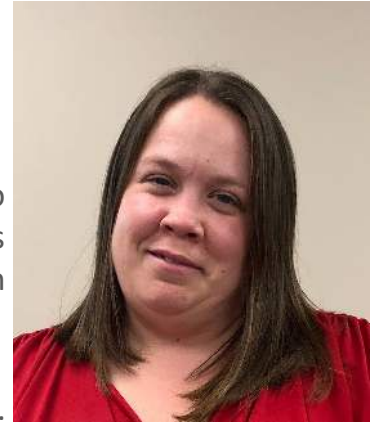
Pool at Herons Landing (Sanibel) after Helene



Tennis courts at Poinciana Condo (Sanibel) after Milton



Employee Spotlight: Dana Schipper, Portfolio CAM Naples



Originally from rural southwest Minnesota, Dana's journey has taken her to Dubuque, Iowa, where she attended college for four years, and to the Twin Cities where she resided for 15 years. Seeking a new adventure, she relocated to Florida in 2016.

Dana holds two Bachelor of Arts degrees (History and English) from Clarke University. With a strong educational foundation, she began her professional journey in 2002 at Papa Murphy's Pizza, where she quickly rose through the ranks to become an Area Supervisor. In Florida, she continued her career at Target, serving as an Executive Team Leader for Food and Beverage Sales.

In September of 2022, a mere week before Hurricane Ian struck, Dana joined the team at Alliant. Despite the challenging circumstances at that time, she stuck with it and quickly became an integral part of our Naples' team. Dana's natural customer service abilities are advantageous in our industry. Her previous professional roles provided her with valuable experience, and she excels in interacting with clients, resolving issues, and building positive relationships.

Outside of work, Dana enjoys spending time with her family, which includes her husband Jeremy and three stepdaughters. She's an avid reader and pool player and a proud pet owner, with one dog, two cats, and a few chickens and ducks. While most of her family still resides in Minnesota and finds Florida's climate way too hot, Dana has embraced her new home. (Although her heart still belongs to the MN Lynx, Timberwolves and Wild!)

Welcome to Alliant!

**The following communities recently
joined our portfolio:**

Brookshire Village I Condo Assn.

Daniels Preserve HOA

Cambria of Naples HOA

Land's End Village Condo Assn.

Little Hickory Bay Condo Assn.

Principia Condo Assn.

The Villages at the Dunes HOA



Hurricane Preparedness: Creating a Resilient Association

Hurricanes pose a significant threat to coastal communities, and HOAs and condo associations must be prepared. A well-crafted hurricane plan can mitigate damages, ensure resident safety, and facilitate a smooth recovery.

Why is a Hurricane Plan Essential?

A hurricane plan serves as a roadmap, guiding the association through the entire process, from pre-storm preparations to post-storm recovery. It helps:

- **Mitigate Damages:** A proactive plan can reduce property damage by implementing preventive measures and facilitating timely evacuation.
- **Ensure Resident Safety:** By outlining clear communication channels and evacuation procedures, a plan safeguards residents during a crisis.
- **Streamline Recovery:** A well-organized plan facilitates efficient post-storm recovery efforts, minimizing disruption to residents' lives.

Five Key Components of a Hurricane Plan:

#1 - Communication Plan:

Designate an emergency contact, establish multiple communication channels, and develop a system for disseminating critical information.

#2 - Evacuation Procedures:

Identify evacuation routes and safe havens, plan for residents with special needs, and establish procedures for securing the property.

#3 - Emergency Supplies:

Maintain a comprehensive list of essential supplies, encourage residents to create their own kits, and explore storage options.

#4 - Property Security:

Implement measures to secure the property, such as boarding up windows and installing hurricane shutters.

#5 - Post-Storm Recovery:

Develop a plan for assessing damages, filing insurance claims, debris removal, and restoring essential services.

Additional Considerations:

- **Regular Drills:** Conduct regular drills to familiarize residents with evacuation procedures and emergency response protocols.
- **Community Outreach:** Educate residents about hurricane preparedness through newsletters, meetings, and social media campaigns.
- **Collaboration with Local Authorities:** Establish relationships with local emergency management agencies and law enforcement to coordinate efforts.
- **Review and Update:** Regularly review and update the hurricane plan to ensure its effectiveness and address changing circumstances.



By investing time and effort into developing a comprehensive hurricane plan, HOAs and condo associations can significantly enhance their resilience and protect the well-being of their residents. Remember, a well-prepared community is a stronger community, capable of weathering any storm.

