

Code of Ethics

The Fargo-Moorhead Apartment Association recognizes the vital role of its members in the housing industry, and acknowledges its responsibility to provide the highest possible standards of quality and service to multi-housing owners and residents in the Fargo-Moorhead area.

Therefore, all members of the Fargo-Moorhead Apartment Association commit themselves to these ethical principles and standards.

- **We will** strive to attain the highest level of professionalism in ownership, management and sale of multi-housing properties.
- **We will** not deny equal housing opportunity, nor discriminate with regard to sales, services, rents or fees because of any person's race, color, creed, religion, national origin, sex, marital status, familial status, status with regard to public assistance, or disability.
- **We will** qualify prospective owners and residents only by objective evidence (obtained by lawful means) of their willingness and ability to meet their obligations and to abide by rules related to habitation and

other residents' peaceful enjoyment of the premises.

- **We will** do our best to ensure that every residence we offer for rent or sale is in good repair and fit for the housing needs of our residents. In maintenance of our properties, we will meet or exceed all applicable health and safety laws.
- **We will** consider our residents to be valued business customers. We pledge to do our best to respond to residents' and owners' just complaints and resolve their valid grievances.
- As regards to rental property, **we will** return security deposits with interest within the legal time or promptly furnish the residents specific reasons for our withholding of the deposit. We will withhold only the amount necessary to remedy rental default or to rectify resident's failure to perform their required obligations.
- **We pledge** to diligently adhere to all applicable federal, state and local laws governing housing.



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The Benefits of Your Membership

General Membership is for a firm or individual that owns or manages rental property.

Cost: Base fee of \$150.00 each year, plus \$1.16 per unit (150 units maximum). Cost includes membership for the local, state and national apartment associations.

Benefits to General Membership:

- 1) Become part of the extensive local, state, and federal lobbying network that the Association provides
- 2) Access standard forms for use by members only. Forms available for purchase include:



- Rental Applications
- Lease Agreements
- Check-in/Check-out
- Pet addendums

3) Attend regular member meetings for education by various speakers on housing related topics. Meetings are typically on the second Thursday of each month.

4) Access the monthly FMAA newsletter informing you of changes, meetings, and happenings that affect your industry.

5) Educate your staff at various seminars provided by the FMAA throughout the year.

6) Be part of the Annual North Dakota Apartment Association State Convention and take advantage of great educational seminars from local and national speakers. Conventions are hosted every March by alternating local associations in ND.

7) Enjoy membership in the North Dakota Apartment Association and receive their quarterly newsletter, Happenings.

8) Also, enjoy membership in the National Apartment Association and the monthly magazine, UNITS to stay informed on national trends and changes to the industry. Also enjoy a discounted rate on attendance at the Annual National Convention hosted by various cities across the country every June.

Associate Membership is for a firm or group which serve the rental property industry.

Cost: \$150.00 per year

Benefits to Associate Membership:

- 1) Ability to advertise on the FMAA website and monthly e-newsletter
- 2) Access the FMAA membership list
- 3) Access the NDAA membership list
- 4) Opportunity to market your products and services at monthly general meetings

Membership Form

Detach and Mail with check to:
FMAA, PO Box 2025, Fargo ND 58107

Name: _____ Company: _____

Phone: _____ Fax: _____ Email: _____

Mailing Address: _____ City: _____ State: _____ Zip: _____

General Membership—for apartment owners/managers \$150 plus \$1.16 per unit (Maximum of 150 units)

Total Number of Units you own/manage _____ Total Due: _____

Associate Member—Vendor/Advertiser \$150

In making this application I agree to abide by the Constitution and By-laws (and all amendments thereof) of the Fargo-Moorhead Apartment Association and the North Dakota Apartment Association. If I am a general member, I agree to also abide by the Constitution and By-laws of the National Apartment Association. In the event of termination of membership in the FM Apartment Association, my firm agrees to immediately discontinue the use of the logos or any other words or symbols which indicate membership in these associations.

Signature _____ Date: _____