



## **INTRODUCTION TO TROPICAL ISLES MANAGEMENT SERVICES, INC.**

Tropical Isles Management Services was established over nine years ago with two part time managers serving 18 associations. Today we service 145 associations (9,500 doors) with eleven (11) licensed Community Association Managers and four (4) support staff. These associations include master associations, neighborhood associations, condominium associations and homeowner associations.

We attribute our success to our commitment to the company's core four values of Knowledge, Integrity, Communication and Service. Our philosophy is simple. We strive to be the best in our industry in these four areas which we believe makes us extremely competitive in our field of service.

Our staff has also been instrumental in our growth and ability to retain accounts. Over 50% of our managers have four year college degrees and all of our managers have proven track records in diverse fields of business.

The association accounting is handled by a licensed CPA firm. This firm has been involved in association accounting for over 18 years. Unlike many bookkeepers that are used for "in house" accounting by management companies, a CPA firm is required to follow basic accounting principals and they are required to stay current with any changes to these principals. This is achieved through the 40 hours of continuing education that is required for the CPA license renewal. We feel the use of a CPA firm is extremely beneficial to our values of knowledge and integrity.

Currently we manage associations in the following developments:

Cedar Hammock, Coco Bay, Colonial Pointe, Cypress Woods, Eagle Ridge, Forest Glen, Gateway, Isles of Porto Vista, Legends, Heritage Cove, Heritage Palms, Heritage Pointe, Highland Woods, Lely Resort, Lovers Key Beach Club Condominium, Lucaya, Miromar Lakes, Palmira, Renaissance, Naples Heritage, Sail Harbour at HealthPark, Stoneybrook – Gateway, Stoneybrook – Estero, West Bay Club and Westminster. Twenty five of the developments we manage are gated and 14 have golf courses.