

CANDIDATE PROFILE

Atif Nazir
541 Manchester Court

BIOGRAPHY:

I am a nine-year homeowner, with master's and doctor's degrees in veterinary medicine, currently working in the public health profession as a health officer for the town of Irvington, NJ. Formerly, I was an audit manager for a prescription benefits management company. I have served on the Society Hill Board for six years, as Treasurer for two years, and now as Vice-President for the last two and a half years.

REASON FOR SEEKING ELECTION:

A lot has changed in Society Hill since the last time I ran for the Board. Your maintenance fees have dropped from \$189 a month to \$174 a month, a **decrease of \$15 a month**. The routine closed-door board meetings have ended. Three years ago we had out-of-town contractors providing our management, landscaping, building maintenance, snow removal, and irrigation services. We also had a lot of problems and a lot of complaints. Today, we have our own in-house staff and equipment providing all these services and more.

A lot has also changed with the Society Hill board. I still remember six years ago when I and Mr. Wine were newly elected, and how we struggled alone against a close-minded board which refused to make any change. It took three years of hard work to overcome endless obstacles including months of meeting quorum boycotts by Mr. Coe and Mr. Robinson, and then three more years of equally hard work to get to where we are today.

Even though some disagreed with our new approach in the beginning, and there were some bumps along the way, I believe these changes were necessary to get the maximum value for our maintenance dollars. We now have full control over the cost and service quality. The middlemen are all gone, the rip-offs are shut down, and the nickel-and-dime is over. If outside contractors were still here today doing all the things our staff is currently doing, we would be writing a much bigger check every month!

- Huge savings in snow/ice removal over last two winters. Equipment cost already recovered and then some, and we still have the equipment for the coming years.
- Large savings in literally hundreds of repairs to the irrigation system this year.
- Large savings in roof leak and gutter repairs, all of which would have been expensive "extras" under the contractor approach.
- Very expensive attorney fired, some years costing us over \$100,000.
- Large savings on mulching, tree pruning/removal, turf restoration, and plant replacement, all of which would have been expensive "extras".

I am proud to have consistently supported all these changes and, if re-elected, promise to continue following through on our mission to provide the best possible service as the lowest possible cost.

Please support me for further fee reductions and high quality service!

CANDIDATE PROFILE

James Coe
123 Berkshire Court

BIOGRAPHY:

Birth Sign: Sagittarius, Interest: Softball, Basketball, Running, Weight Training

Music: Jazz, Disco, R&B, 60's/70's/80's, Top 10 Hits

Mr. Coe's house was the 8th house built by K. Hovnanian in 1986.

Mr. Coe is a **24 year Association Member in Good Standing.**

Mr. Coe has a strong analytical mindset earning a **B.S. Electrical Engineering Degree** from Temple University in Philadelphia PA.

In addition, Mr. Coe earned (12) post graduate certifications in a diverse range of knowledge from Technology, Sales, Internet, Marketing, Business, Communications, & Project Management.

Mr. Coe, is a retired U.S. Army **Disabled Veteran**

REASON FOR SEEKING ELECTION:

1. James Will Promote Unity and Fairness in The Community per Our Association By-Laws.
2. James Will Provide Leadership – currently, James is the only Association Member to earn (5) Community Association Institute, a.k.a. (CAI) Continuing Education Credits: Alternative Dispute Resolution; Insurance; Legal Symposium; Accounting-Who's watching your money? Understanding Identity Theft. All documents are on file and available for view at the association office.
3. James Will Protect Your Association Investments – I have been a leader and integral voice for several improvements in our community. I personally was the driving force to improve and appoint our current association Pool Management companies.
4. James Will Control Association Fees – James will be a watchdog for cost saving and improving the quality of life in the Community.
5. For the record as of September 27, 2010 Mr. Coe is the only current candidate to have successfully completed the Community Lifestyle Certification Credits required to be a sitting Board member.

In Summary: The Task of Being an Association Trustee is an Honor, Challenge and Hard Work. If we all work together we can make this a better and safer Community.

CANDIDATE PROFILE

Brenda Hill
498 Vernon Court

BIOGRAPHY:

I have been a homeowner since 1996. I have been working for the federal government for twenty-five years, and I am also a former board member. If I am elected I would like to see improvement in the landscaping, as that is one of the reasons why I moved here, along with the school system.

REASON FOR SEEKING ELECTION:

The Rules and Regulations have been abused in Society Hill for several years. I would like to see the rules enforced in Society Hill. I would like to see more of the committees that were functioning at one time to come back together again with fresh ideas so that we can make improvements for the betterment of the community.

CANDIDATE PROFILE

Toyce Collins
218 Hampshire Court

BIOGRAPHY:

From 1981 until 2006, I served as president and executive director of a labor organization of nearly 2000 members. In addition, from 1996 until 2005, I was a negotiator and grievance advocate for numerous labor unions throughout New Jersey.

I hold a B.A. and M.Ed. from Rutgers University and completed three years of doctoral studies at Rutgers as well.

Since 2006, I have maintained a consulting practice, specializing in both organization and personal development. My website is available at www.toycecollins.com.

REASON FOR SEEKING ELECTION:

I am married to Kay Lee Collins, and we have resided in Society Hill since 1998. We purchased our townhome in 1999 and recently completed major renovations to our unit. This reflects our decision to make Society Hill our permanent home.

We enjoy the diversity of our community and find Society Hill to be a convenient and attractive place to live. We also appreciate the successful efforts by the current leadership of the condominium association to buttress the infrastructure and financial solvency of the community.

As my current employment is part-time, I am prepared to dedicate significant energy to the Society Hill Board of Trustees, should I be elected. My professional background and interests would permit me to give special attention to organizational efficiencies and to improving resident participation in the condominium association.