



February 25, 2026

Dear AHMA-PSW Member:

AHMA-PSW is now accepting nominations for the Industry Awards to be presented at the 49th Annual California Conference & Expo.

Award categories include:

- **Community Manager**
- **Service Coordinator**
- **Maintenance Professional**
- **Supervisor and Occupancy/Compliance Specialist**
- **Spirit of AHMA**

Is there someone from your company who deserves to be recognized with one of these distinguished awards?

Submitting a nomination is simple. **Complete the appropriate checklist for the selected category and include a nomination letter addressing each item.** Please limit your submissions to one nominee per category.

Imagine the excitement and pride your team member will feel being recognized at **the 49th Annual AHMA-PSW Conference & Expo** and honored for their outstanding contributions. Even being nominated creates a lasting sense of accomplishment and recognition.

Please submit all nomination materials to Jazmin Ceballos, Executive Director, at ED@ahma-psw.org **no later than Friday, April 10, 2026.**

Complete details are enclosed. We encourage you to take this opportunity to honor your exceptional staff members.

Submit your nominations TODAY!

Sincerely,

Michelle Cuevas

Michelle Cuevas
President, Board of Directors
AHMA-PSW 2026



Dear AHMA-PSW Members,

You are cordially invited to submit one outstanding candidate from your company in each of the following categories:

- **Community Manager**
- **Service Coordinator**
- **Maintenance Professional**
- **Supervisor**
- **Occupancy / Compliance Specialist**

The criteria for each category is attached. This is your opportunity to recognize the dedicated professionals—the unsung heroes—who play such a vital role in the success of your properties.

NOW is the time to prepare your nominations **on company letterhead**. Please use the attached checklist for the appropriate category when drafting your nomination letter. Be sure to include all required information, as each submission will be carefully reviewed by the Industry Awards Committee.

Submit your completed nomination materials to:

Jazmin Ceballos, Executive Director

ED@ahma-psw.org

Each award recipient will be recognized with:

- Acknowledgment during the Industry Awards Luncheon on Tuesday
- An engraved plaque
- A \$100 award from AHMA-PSW

This is a wonderful opportunity to honor and reward the quality individuals who contribute so much to your organization's excellence.

Eligible nominees must hold responsibilities within the category for which they are nominated at an affordable housing community that is owned or managed by a current AHMA-PSW member.

If you have questions or need additional information, please call 1.866.698.AHMA (2462).

NOTE: Nominations must be received no later than Friday, April 10, 2026.

We look forward to receiving your submissions!



Nomination Checklist **COMMUNITY MANAGER** of the Year Award

Nominee's Name: _____ Title / Role: _____

Property Name / Organization: _____

Property Type: Family Elderly Disabled

Please include the following information in the Nomination Letter (as applicable):

- Impact on Affordable Housing through innovative or unique contributions
- Special citations or awards received in connection with the management company, complex, or community
- Demonstration of commitment to professionalism through participation in ongoing education and training, including industry designations

Description of Nominee's Personal Involvement in:

Community / Property Participation

- Safety meetings
- Seminars
- Neighborhood watch programs
- Other community engagement activities

Resident Participation

- Newsletter involvement
- Gang and drug intervention efforts
- Resident trips, community events
- Encouraging resident involvement and engagement

Property Operations

- Oversight of the site's physical needs
- Management of daily operations
- Inspection and compliance success

Above & Beyond

- Any contributions exceeding required managerial duties

Please include this complete checklist with your submission!
DEADLINE FOR SUBMISSIONS: April 10, 2026



Nomination Checklist **SERVICE COORDINATOR** of the Year Award

Nominee's Name: _____ Title / Role: _____

Property Name / Organization: _____

Property Type: Family Elderly Disabled

Please include the following information in the Nomination Letter (as applicable):

- Impact on Affordable Housing through innovative or unique contributions
- Special citations or awards received in connection with the management company, complex, or community
- Demonstration of commitment to professionalism through participation in ongoing education and training, including industry designations

Description of Nominee's Personal Involvement in:

Resident Impact:

- Improvement of residents' quality of life
- Access to resources
- Community engagement

Innovation & Problem-Solving:

- Creative solutions or programs implemented to address resident needs

Collaboration & Partnerships:

- Partnerships with local agencies, nonprofits, or service providers

Professional Excellence:

- Ethical standards
- Best practices
- Continued learning
- Leadership

Teamwork:

- Collaboration with onsite and management team

Above & Beyond

- Any contributions exceeding required Service Coordinator duties to the benefits of the residents

Please include this complete checklist with your submission!
DEADLINE FOR SUBMISSIONS: April 10, 2026



Nomination Checklist **MAINTENANCE PROFESSIONAL** of the Year Award

Nominee's Name: _____ Title / Role: _____

Property Name / Organization: _____

Property Type: Family Elderly Disabled

Please include the following information in the Nomination Letter (as applicable):

- Impact on Affordable Housing through innovative or unique contributions
- Special citations or awards received in connection with the management company, complex, or community
- Demonstration of commitment to professionalism through participation in ongoing education and training, including industry designations

Description of Nominee's Personal Involvement in:

Technical Excellence

- Exceptional skill in maintenance including repairs
- Preventive care
- Turnaround time on maintenance requests

Resident Service & Communication

- Exceeds expectations of residents
- Maintains positive relationships with residents, staff and vendors
- Communicates with residents regarding service status

Safety & Compliance

- Ensures safety standards
- Code compliance
- Property upkeep
- Maintain physical need of property

Teamwork & Leadership

- Supports colleagues
- Mentors others
- Contributes to a positive work culture

Please include this complete checklist with your submission!

DEADLINE FOR SUBMISSIONS: April 10, 2026



Nomination Checklist **SUPERVISOR** of the Year Award

Nominee's Name: _____ Title / Role: _____

Property Name / Organization: _____

Responsible for # _____ Properties

Responsible for # _____ Units

Please include the following information in the Nomination Letter (as applicable):

Professional Recognition & Achievements

- Outstanding personal achievements
- Special citations or awards received in connection with the management company, complex, or community
- Demonstration of commitment to professionalism through participation in ongoing education and training (including industry designations)

Description of Nominee's Personal Involvement in the Following:

Program Implementation

- Development and implementation of programs at assigned properties
- Company-wide initiatives led or supported
- Training, mentoring, and leadership provided to site teams
- Policy improvements and operational enhancements

Property Improvement & Performance

- Measurable improvements in property performance
- Increase in cash flow
- Physical improvements and capital oversight
- Property stabilization efforts
- Occupancy improvements and compliance oversight

Please include this complete checklist with your submission!
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Nomination Checklist **OCCUPANCY / COMPLIANCE SPECIALIST** of the Year Award

Nominee's Name: _____ Title / Role: _____

Property Name / Organization: _____

Responsible for # _____ Properties

Responsible for # _____ Units

Please include the following information in the Nomination Letter:

- Brief Description of Nominee's job responsibilities
- Outstanding Professional Achievements

Commitment to Professionalism

- Participation in ongoing education and training
- Industry designations (CPO, HCCP, SHCM, COS, FHC, etc.)
- Conferences, workshops, certifications, or continuing education activities

Continued Compliance Efforts

- Description of nominee's professional involvement in maintaining compliance with regulatory agreements
- Monitoring and reporting procedures
- Audit preparation and response
- Training provided to on-site teams

Industry Contribution

- In what ways does the nominee contribute to the Affordable Housing Industry as a whole?
- Participation in industry associations, committees, or advocacy efforts

Professional Relationships

- Brief description of relationships with property managers and site staff
- Collaboration with residents
- Interaction with local and state agencies (e.g., HUD, PHA, CTCAC, CalHFA, etc.)
- Communication and responsiveness with regulatory partners

Please include this complete checklist with your submission!
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“Spirit of AHMA-PSW” Award

Recognizes an AHMA-PSW Member or resident who represents the true spirit of the AHMA-PSW Foundation.

What a wonderfully exciting way to honor a colleague or friend! This individual should personify the Foundation’s commitment to enhancing the quality of life for youth, families, seniors, and persons with disabilities/special needs living in member communities — as well as contributing to the well-being of the greater community.

Eligibility – This Award is open to:

Supervisors Social Service Coordinators Associate Members Residents On-Site Staff

A letter of nomination is all that is required. Nominations will be reviewed by the Committee of the Foundation Board. Winners and nominees will be acknowledged at the Annual AHMA-PSW Conference in May.

Nomination Checklist

- Nominee’s name and contact information (email and phone number)
- Name of person and/or company submitting the nomination
- Name of residential community, management company, or associate member

Description of Nominee’s Personal Involvement

(Check all that apply)

AHMA-PSW Foundation Programs and Activities

- Scholarship Program
- “AHMA-PSW Drug Free Kid” Calendar Contest

Programs and Activities Within the Resident Community

- Mentoring endeavors / tutoring
- Older adult activities and programs
- Youth organizations / on-site youth activities
- Cultural or educational activities
- Health and wellness activities

Programs of the Greater Community

- Neighborhood Watch
- Local school activities
- Citywide celebrations
- Community theater / performing arts
- Local senior center functions
- Local youth activities

AHMA-PSW Board Members and AHMA-PSW Foundation Board Members are ineligible

Please include this complete checklist with your submission!

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