

BOMA Iowa

Established 1949



Our Mission

“TO REPRESENT AND PROMOTE THE INTERESTS OF THE COMMERCIAL REAL ESTATE INDUSTRY THROUGH EFFECTIVE LEADERSHIP, ADVOCACY, EXCHANGE OF INFORMATION, AND PROFESSIONAL DEVELOPMENT.”



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2023 Board of Directors



Jeff Pardun - Past President

Iowa Farm Bureau

Jeff Pardun works for the Iowa Farm Bureau Federation Property Management Inc. He is the Facilities Manager for the Iowa Farm Bureau corporate campus in West Des Moines. The Iowa Farm Bureau is a Class A office building that sits on a 65-acre site in the heart of West Des Moines. Jeff works with the daily operations, staff management, and budgeting. He is a graduate of the 2-year Horticulture Program at DMACC. He currently holds his SMT, SMA, and FMA designations thru BOMI. Jeff enjoys spending time with his wife Angie and their 3 children.



Valerie Hageman —President

Microsoft

Val Hageman is a Critical Environments Program Manager for Microsoft in West Des Moines. She is an Upper Iowa University graduate, an avid RAGBRAI'r and certified cat enthusiast. She is originally from Ossian, Iowa and has been in the construction and / or facilities management industry for 23 years.



Chris Schmidt - VP Programs

Krause Group

Chris Schmidt has worked in Building Operations for over 30 years. He grew up building custom homes with his father in Grundy Center, Iowa. He received his bachelor's degree from AIB. He has achieved multiple certifications/diplomas in fields relating to the building operations world. He has spent most of his career working for AIB and University of Iowa. He is currently the Senior Director of Corporate Facilities for Krause Group. He is married with three children. Both of his boys wrestle for Iowa State.



Kevin Rodman - VP Education

R&R Realty Group

Kevin Rodman is the Director of Maintenance and Operations with Management Professionals, Inc., a subsidiary of R&R Realty Group. Kevin is responsible for maintenance and operations for R&R Realty Groups commercial properties in the Des Moines area. He has 25 years of commercial real estate experience and has received the Certified Property Manager (CPM) designation from the Institute of Real Estate Management (IREM). Kevin and his wife Peg live in Norwalk with their four children. They enjoy hiking, kayaking, traveling and attending sporting events.



Alex Broderick - VP Secretary/Treasurer

Ryan Companies

As Senior Real Estate Manager with Ryan Companies, Alex prioritizes understanding owner goals and leveraging his experience to meet those goals in a credible, professional and consistent way. He leads through his strengths in communication, ethical integrity, interpersonal skills and strategic thinking, as well as a willingness to listen and problem solve in a humble and collaborative manner. Alex loves developing long-lasting relationships with business partners and working closely with all team members to meet objectives. With 12 years of experience, he enjoys that each day brings something new and he views problem solving as a creative process. Alex's responsibilities include supporting the disposition process for assets sold, maintaining asset values for long-term holds, development budgets and financial reports. He also supervises vendors and tenants, and oversees the financial and variance reporting process. Alex firmly believes that for true service to be provided, every contact he makes should walk away from each unique interaction as a satisfied customer. Alex is a Waukee resident and enjoys spending time with his wife, Kimberly, and their two children (Lillian & Macallan).



Bob Carey - VP Membership

Nationwide Insurance

Bob began his career in commercial real estate working for a local real estate developer approximately 30 years ago. His first several years were spent learning the maintenance side of what makes a building tick. Eventually, Bob became more involved in the overall financial performance of his properties and moved into the property management side of the world where he continues today. Property types managed over the years include: light industrial, retail, A-class office, flex, 47 retail banks, and even a little multi-family along the way. Lifelong Ankeny residents, Bob and his wife of 31 years have two children who are (both) graduates of the University of Iowa.



Alex Higginbotham - Member at Large

Prairie Trail Management

Alex Higginbotham is a Senior Property Manager with Prairie Trail Management Co. His previous real estate background includes residential home sales and multifamily management. He and his team currently manage The District at Prairie Trail, industrial properties, and professional/residential associations. He is currently working on obtaining his Certified Property Manager designation. Alex lives in Johnston with his wife Maggie and young son Otis. As an Iowa State Alumni, they enjoy attending Iowa State events together in their free time.



Suzette Clark - Allied Representative

First Onsite

Suzette Clark works throughout the state of Iowa as a Regional Account Manager for First On-site Property Restoration. They are a leading property restoration and reconstruction company serving North America and beyond. They are proud to provide industry-leading customized and comprehensive services for industries of any kind. Their local, dedicated operations are backed by extensive national resources and together, they help you restore, rebuild and rise.

Away from work, she enjoys spending time with family and friends, going on long runs, watching football and baking.

Suzette is originally from Mason City, Iowa and is a graduate of the University of Iowa. She has three children, Claire (31), Brady (29) and Marshall (27) and a dog, Maisy. She lives in Norwalk with her significant other, Scott Helverson.



Dawn O'Connor - Association Executive

BOMA Iowa

Dawn O'Connor is the owner of The Resource Connection, a full service association management company. She has 30 years of experience working with non-profits, providing membership services, event planning, accounting, communication, website services and leadership development. Dawn and her husband Dean live in Altoona. They have two sons, both grown. In her free time she enjoys golfing and spending time with family and friends.



Message from Val Hageman—President

BOMA Iowa members made 2023 another incredible year! Some of the highlights from this year were another successful BOMA Golf Outing, a phenomenal Fire Sprinkler Education event, funding \$3,500 in scholarships for those pursuing careers in real estate related industries at UNI and DMACC; interesting industry-related and human interest speakers at the monthly lunches, and \$4,000 in charitable giving to Orchard Place(\$2,000), and \$1,000 each to Puppy Jack Foundation and Rebuilding Together Greater Des Moines. Chris and the rest of the board are dedicated to the mission of representing and promoting the interests of the commercial real estate industry through effective leadership, advocacy, exchange of information and professional development.

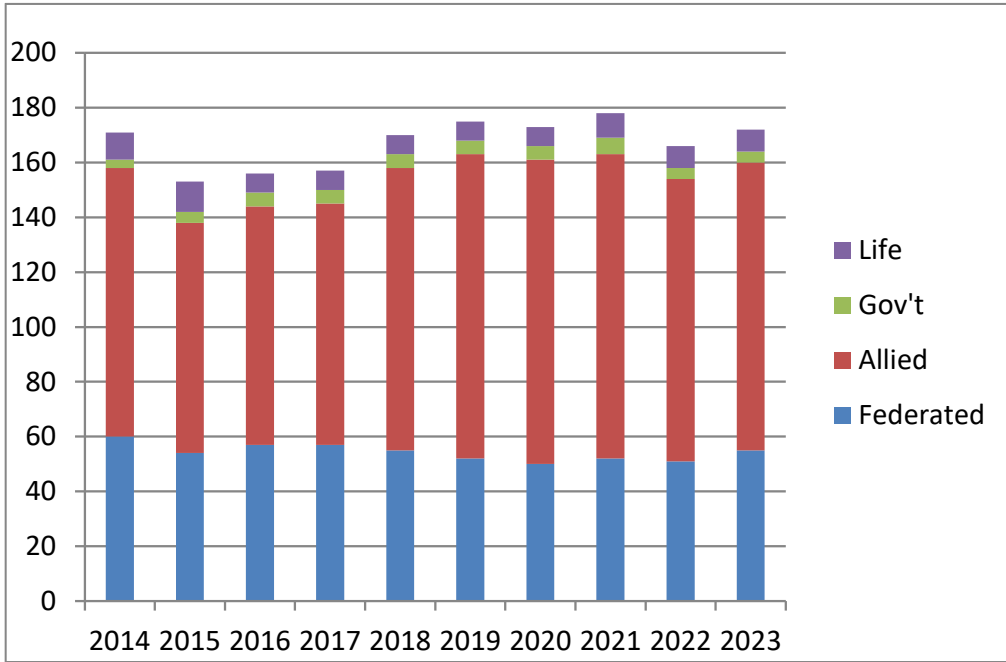
Please let us know if you have any suggestions on how to better the organization or increase the value you receive for your membership dollars. Thank you again for your membership!



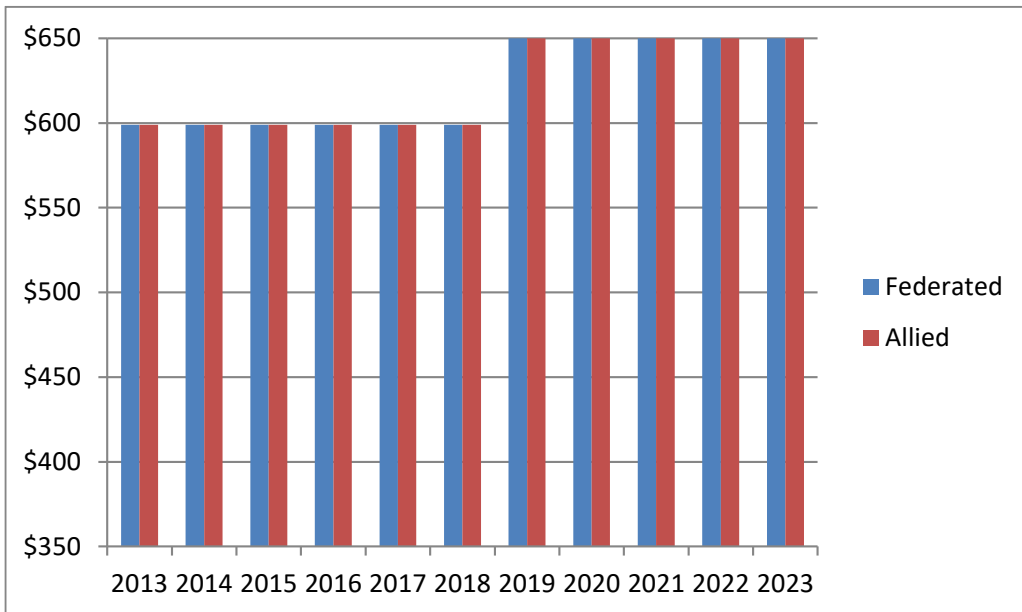
Message from Jeff Pardun—Past President

Membership

THE VALUE OF BOMA IOWA IS ITS MEMBERSHIP. OVER THE PAST DECADE, WE HAVE AVERAGED 160+ MEMBERS.



WE STRIVE TO KEEP OUR DUES REASONABLE AND COMPETITIVE.



Social Events

- **Annual Golf Outing**
Terrace Hills Golf Course



- **Holiday Social**
Big Grove Brewery



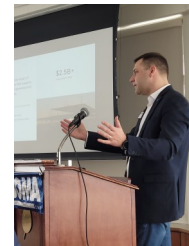
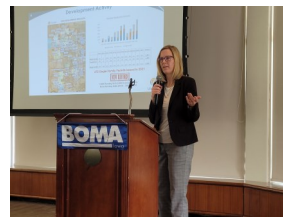
Education:

- *Fire Sprinkler Update and Demonstration*



Programs

WE STRIVE TO PROVIDE PROGRAMS THAT ARE DIVERSE, ENTERTAINING AND EDUCATIONAL FOR OUR MEMBERS.....



Subjects

January 2023

Development in Des Moines

February 2023

Upcoming Events in Des Moines

March 2023

HVAC—Now and going forward

April 2023

The Foundry

May 2023

Capital City Fruits—Their Story

June 2023

DM Intl Airport Expansion

August 2023

Iowa Wolves Basketball

September 2023

Chuck Long's Story

October 2023

Development in Des Moines

November 2023

ISU Wrestling

Speakers

Terry Berk

City of Des Moines

Greg Edwards

Catch Des Moines

Bradley Perkins

Iowa State University

Scott Bush

Foundry Distilling Co

Brendan Comito

Capital City Fruits

Kevin Foley

Des Moines Intl Airport

Chip Albright

Iowa Wolves

Chuck Long

XVL Coach

Chad Rasmussen

Christensen Development

Kevin Dresser

Iowa State University

Sponsorships

Gold Level - \$1,850

- 12 month membership for one (add \$300.00 for each additional member from organization)
- Recognition of Gold Level Sponsor at each Monthly Luncheon (Table sign identifying all Gold Sponsors)
- Sign sponsor at the Golf Outing
- Company logo in e-newsletter with link to company website
- Company logo on BOMA website with link to company website
- Holiday Party Sponsor

Silver Level - \$1,650

- 12 month membership for one (add \$325.00 for each additional member from organization)
- Sign sponsor at the Golf Outing
- Company logo in e-newsletter with link to company website
- Company logo on BOMA website with link to company website
- Holiday Party Sponsor

A la Carte Sponsorship

- 10 Luncheons in 2023 (no refunds if not able to attend) \$300
- Dessert Sponsor at one Monthly Luncheon - \$300
- Company logo in e-newsletter with link to company website (12 months \$400.00)
- Company logo on BOMA website with link to company website (12 months \$200.00)
- Golf Outing Sign Sponsor - \$150
- Golf Outing Hole Sponsor \$300
- Golf Outing Lunch Sponsor \$500, Dinner Sponsor \$500, Beverage Cart Sponsor \$500, Hole-In-One Par 3 Prize Sponsor \$500, Keg Sponsor \$300, Table at the Turn \$300, Bag Drop Sponsor \$300 (each limited to one individual organization)
- Holiday Party Sponsor \$250.00

Membership and Golf Sponsors

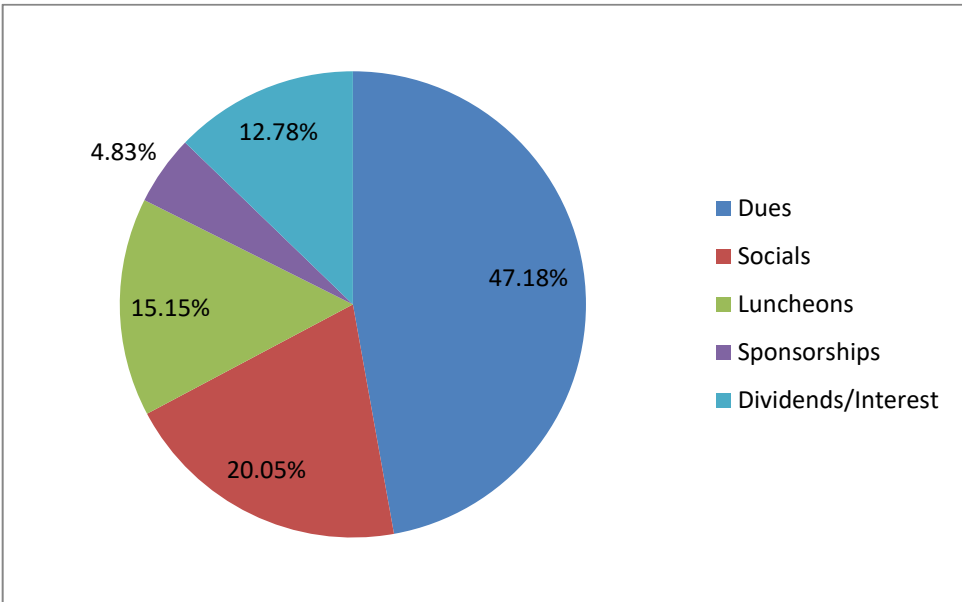
SPONSORSHIP IS ESSENTIAL TO ALLOW BOMA IOWA TO HOST SUCCESSFUL SOCIAL EVENTS, EDUCATIONAL OPPORTUNITIES, SCHOLARSHIPS, AND MORE.....

Gold

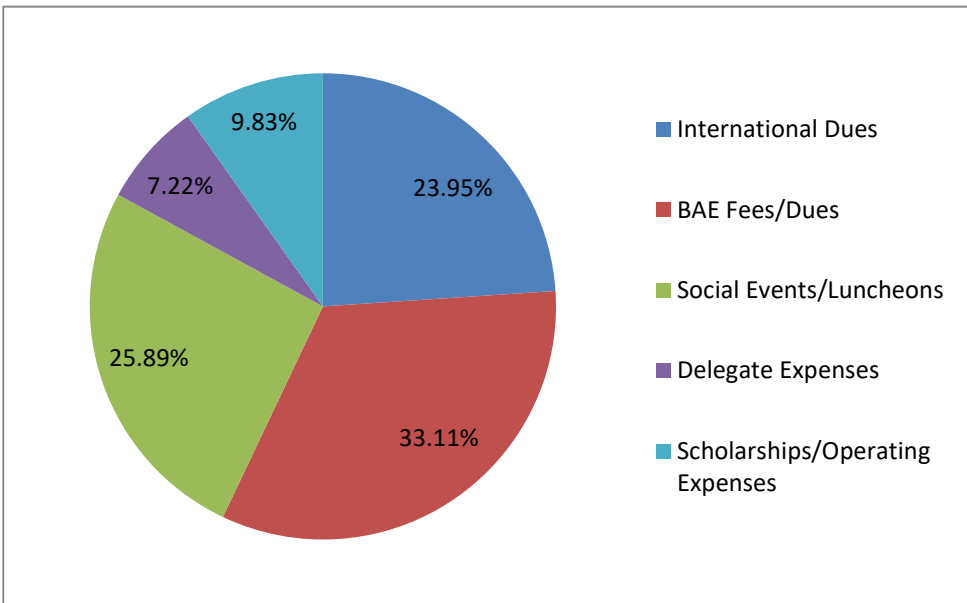


2023 Financials

Income \$176,991

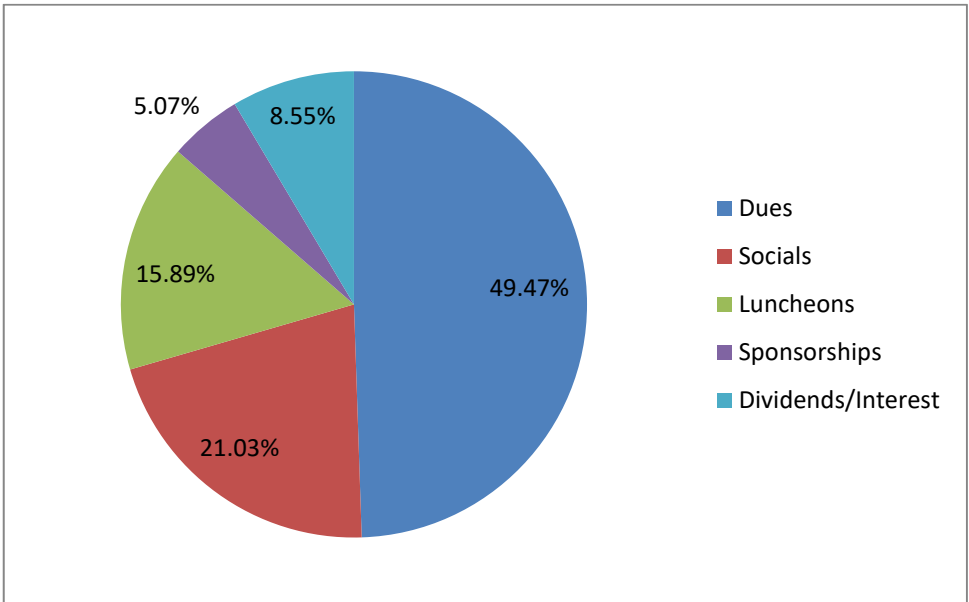


Expenses \$168,567



2024 Financials (Projected)

Income \$199,940



Expenses \$195,785

