

ORANGE COUNTY REGIONAL
CHAPTER
community
ASSOCIATIONS INSTITUTE



Introducing

CAID
cai aid

Revitalizing Communities

We are excited to introduce CAID, a charitable initiative designed to revitalize community associations (HOAs) that are struggling to maintain or improve their communities.

Our mission is to partner with local HOAs to restore shared spaces, enhance infrastructure, and create neighborhoods that inspire pride and connection.

CAID provides no-cost renovation services to qualifying HOAs, helping transform neighborhoods into vibrant, welcoming communities. Our team of experts, contractors, and volunteers work hand-in-hand with communities to breathe new life into common areas, enhance safety features, and address critical maintenance needs.

Who is Qualified for CAID?

To qualify for our program, communities must meet the following criteria:

Demonstrate Financial Need:

HOAs that lack the financial resources to address necessary repairs or improvements. We prioritize communities where budgets or reserve funds are insufficient to maintain critical infrastructure.

Community Engagement:

HOAs that demonstrate strong community spirit and are committed to working with us throughout the renovation process. We value neighborhoods that show enthusiasm for coming together to support the project, whether through volunteering or providing feedback.

Neighborhood Impact:

HOAs with areas in visible disrepair that negatively impact the safety, appearance, or functionality of the community. Examples include deteriorating playgrounds, neglected landscaping, aging fences, or unsafe walkways.

Non-Discriminatory Practices:

The HOA must comply with local, state, and federal laws, including non-discriminatory practices toward residents and applicants.

How the Program Works

The CAID process is designed to be straightforward and collaborative. Here's a step-by-step overview of how our program works:



Step 1: APPLICATION SUBMISSION

HOAs interested in participating in our program must complete the CAID application, which includes basic financial information, descriptions of needed improvements, and a narrative of how the community will benefit from the project. Applications are accepted on a rolling basis and reviewed by our selection committee.



Step 2: SELECTION PROCESS

Our selection committee evaluates each application based on financial need, the scope of the project, and impact on the community. Once a potential HOA is selected, we notify the board to discuss the next steps, which may include further documentation, board member and manager interviews.



Step 3: COMMUNITY MEETING & ASSESSMENT

Once an HOA is selected, we hold a Kick-Off Community Meeting to introduce the CAID team, explain the renovation process, and gather input from Board of Directors. We also conduct a detailed Site Assessment to identify the area's most in need of improvement and develop a project plan.



Step 4: PLANNING & DESIGN

Our team works closely with the HOA Board of Directors to create a tailored renovation plan that addresses the community's top priorities. During this phase, we provide design concepts for approval, finalize timelines, and schedule workdays for both contractors and community volunteers.



Step 5: RENOVATION & COMMUNITY INVOLVEMENT

Construction and renovation work begins based on the approved plan. Community members are encouraged to participate through Volunteer Workdays, where they can help with tasks like planting, painting, or cleanup efforts.



Step 6: COMPLETION & CELEBRATION

Once the renovations are complete, we conduct a Final Walkthrough with the HOA board and host a Community Celebration to showcase the transformation. This celebration is a way to bring neighbors together and mark the beginning of a new chapter for the community.

HOW TO APPLY

If your homeowner's association meets the qualification criteria and you are ready to take the next step toward improving your community, we encourage you to apply. **Please complete the attached application and email to Denise Kennedy at executivedirector@caioc.org.**



CAID Application

Name of HOA: _____

Address: _____

Contact information for:

Manager: Name _____ Email _____ Phone _____

HOA President: Name _____ Email _____ Phone _____

HOA Attorney: Name _____ Email _____ Phone _____

Insurance Broker: Name _____ Email _____ Phone _____

How many homes/units are in the HOA? _____

Single Family Condo Townhome

How many units are owned by the residents and how many are investor-owned? _____

Does the HOA have a Reserve Study? Yes No

Does the HOA have current workers' comp insurance? Yes No

What is the reason/purpose your HOA is applying? _____

Please describe in detail (include photos if possible) the work needed at the HOA. _____

In your opinion, would the residents of the HOA be willing to participate, support, and volunteer in the project as needed? _____

Please check here if the entire HOA Board agrees that they will participate in a 4-course educational program (2 hours per course) facilitated by the CAI-Orange County Chapter if the project is selected.

Questions? Please contact **Denise Kennedy** at executivedirector@caioc.org.