



GLA August 8th, 2023 Meeting

Chelsea

- **Welcome to all!** Thanks for coming out on this hot, humid August evening.
- **Please make note our next Coffee Chat is Tuesday, August 15th at Amoroso’s Bakery.**
- **Heads Up! We are discontinuing Zoom effective October 1st, 2023.** Our last meetings are Round Table discussions and they are too difficult to do with Zoom attendees. Starting October 1st we are IN-PERSON ONLY. Please spread the word.
- **Do we have any guests or new members that would like to introduce themselves?** Jenn’s parents Tom and Paula Dille – please stand! Jackson Fields, Issac Ahmad and Trenton Evans.
- **Do we have any GLA sponsors or Corporate Members that would like to stand and introduce themselves to the group? Not this evening.**
- **Finally do we have any members that have any questions, comments or announcements?.)** Patricia has a rental request.

Chelsea – Review Landscapers and Groundkeepers from our Preferred Vendors List:

Barham Landscape Service - Zack Barham	Landscaping	912-2636	Andrea Neese
Outdoor Factor – Brian Coleman	Landscaping	500-3016	Kerri Craig/Jenn
Jose Paz	Landscaping	690-2320	Ray Campbell
Southern Exposure - Pete Bryant	Landscaping	451-4969	Jim Gardner

Mike Walker and Jason Coleman are leading us on “Landlord Resources

Link to August 2023 Video

<https://youtu.be/uXnFAkdYRPA>

Chelsea

- Thank you, Jason and Mike! We could have stayed here another 2 hours but you know Jenn!
- **Reminder – Coffee Chat is next week Tuesday the 15th at Amoroso’s Bakery off College Rd**
- Next Month **“Commercial and Residential Banking Options” with local bankers.**
- **Thank you** everyone and have a very nice evening!

_____ **(Attached is the spreadsheet with all the websites Mike and Jason told us about.)**

Long Term Rental Resources

Name	Details	Website	Notes	Referral Codes
Greensboro Landlord Association	Contractor Lists, Meeting Notes, Zoom Archive	Greensboro Landlord Association		https://www.avail.co/i/a8acb
Avail.co GIS Stessa Quickbooks Propstream Auction.com Do My Own	LTR's, STR management Geographical Information System Bookkeeping Bookkeeping (Charges Per LLC) Property Data, Mailers, Landing Property Sourcing Do Your Own Pest Control	https://www.avail.co/ https://gisdv.guilfordcountyn https://www.stessa.com/ https://quickbooks.intuit.co https://www.propstream.co Auction.Com https://www.domyown.com/	documents@stessa.com	
SmartKey Qwikset	Locks for Landlords	https://www.instagram.com/reel/CgaM21LDa1d/?utm_source=ig_web_copy_link&igshid=MzRIODBiNWFIZA==		
Lowes Outlet Chat GPT Robot Ink Ball Point Marketing Craigslist Facebook Marketplace	Best deals on NEW appliances Start playing around with this NOW. Direct Mail Company Direct Mail Company Homes for sale, Contractors, Couch Homes for sale, marketing your Podcast, Forums, Website,	https://www.lowes.com/stor https://chat.openai.com/ https://www.robotinkmarketi https://www.ballpointmarketi https://greensboro.craigslist https://www.facebook.com/ https://www.biggerpockets.c		https://share.biggerpockets.com/jasoncoleman
Bigger Pockets City Council Members	Calculators, Books, Conferences Mike wanted me to add this one ;) Screen Capture/Recording. (If you have a VA, you need this)	https://www.greensboro- https://www.loom.com/loom s/videos		
Loom	Document Organization, Passwords, Logins, etc			
Google Drive/Google Forms Dotloop Thumbtack ***Virtual Assistants***	Electronic Signatures (paperwork) Hire Contractors with Press of a	https://my.dotloop.com/ thumbtack.com		

Short Term Rental Resources

Name	Details	Website	Notes	Referral Codes
Price Labs	STR Pricing Software	https://hello.pricelabs.co/	Fine Tune your pricing like a pro	https://pricelabs.co/users/sign_up?referral=pPNXRX
Hospitable	STR Property Management Software	https://hospitable.com/	Could NOT manage our properties without this	https://hospitable.com/?grsf=alyssa-n081qc

Airbnb	STR Hosting Site	https://www.airbnb.com/hos	https://www.airbnb.com/
VRBO	STR Hosting Site	https://www.vrbo.com/	
AirDNA	Airbnb Revenue Projections	https://www.airdna.co/	
August Locks	Smart Locks	https://august.com/	
Furnished Finder	Search for Traveling Nurses STR, MTR's (background checked)	https://www.furnishedfinder.com/	