



Michael Feherty, RCM
Feherty Property Management Inc.
Year entered the profession: 2013 full time
Year RCM obtained: 2017

Mentors in the industry: David Holt, retired RCM and Brian Feherty, PEng.

Under a newly proposed Act, licensing for condominium managers will soon be a reality. How will a licence benefit your career as a condo manager? What impact might this have for condo managers in Ontario? Licensing provides professional credentials to condominium managers and thus raises the business profile of the manager while providing assurances to owners and Boards of Directors that they are receiving a high level of service. I have also observed an improvement in relations with contractors and suppliers when they are dealing with a licensed professional.

This year ACMO is celebrating its 40th anniversary. What does ACMO mean to you? ACMO membership gives property managers the opportunity to interact with other like-minded professionals, to gain professional improvement through further education and upgrading and to generally feel a part of the property management fraternity.

Tell us about a personal success story on the job. Being recently elected by my peers to the Board of Directors for ACMO.

What's your biggest challenge as a manager? What is your favourite part of the job? Maintaining good communications with owners and Board of Directors. Interacting with unit owners and day-to-day problem solving. Our

profession never sees a day in duplicate.

Best business advice you ever received. While property managers must generally be on call 24/7 they must make an extra effort to properly balance their business and private life.

Project highlight: In 2014, we were hired to manage a small townhouse condominium outside the GTA that had been self-managed and was in serious financial stress. We put together a financial recovery package and convened a number of general meetings of owners to explain the package and the necessary special assessment, which were unanimously approved. Within 18 months of our engagement the corporation was back in the black and continues to operate successfully.



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