

BIOGRAPHY OF PAUL D. GRUCZA, CMCA©, AMS™, PCAM®



Mr. Paul D. Grucza has been actively involved in the Multi-family, Association Management and Training field for well over 39 years. He is currently Director of Educational Services and Client Engagement at The CWD Group, Inc. AAMC® in Seattle, Washington. His professional experience includes conventional and subsidized apartment management, association management including luxury high rise condominiums, large scale HOA and cooperative units, commercial financial management, mortgage banking, asset management, training and adult education.

Mr. Grucza is an active member of the National Faculty for CAI, training and educating new managers, board members and homeowners in association management techniques and skills at classes held throughout the United States and around the globe. He was the recipient of the 1999-2000 “Educator of the Year” award, given by CAI each year to an individual who has exemplified the professionalism and qualifications required of the National Faculty in educating managers, homeowners and boards affiliated with community association management. Mr. Grucza is a Past-President of the Institute, with a membership of over 48,000 managers, executives, homeowners and professional service providers, having been elected to that office in 2004.

Mr. Grucza has served on numerous CAI Committees over the years including CEO-MC, Government and Public Affairs, Education and Trade Show. Mr. Grucza was the inaugural Chair of the Association of Professional Community Managers (APCM) Board at its founding in 2005 establishing an educational and training agenda that continues to this day. He is also a lecturer at the National Conferences sponsored annually by CAI, keynote speaker for numerous chapters around the country and is a past Director and Officer for the Foundation for Community Association Research and a current member of the Fundraising Committee for the Foundation.

Additionally, Mr. Grucza is a member of CAMICB’s (Community Association Manager International Certification Board) Item Writing Committee, establishing baseline question criteria for the CMCA Exam and is a 11-year Member of the CMCA Ethics Commission, tasked with evaluating complaints brought forth impacting the CMCA designation.

Mr. Grucza has been a contributing writer to the “Contact Magazine” and the “Journal”, CAI chapter communication pieces, providing insightful articles concerning real estate financing, association management and general interest

association management articles. He additionally has been published by the Institute of Real Estate Management's "Journal of Property Management, Community Association Institute's "Common Ground", Brownstone Publishers "Community Associations Management Advisor", Nolo Publications, WSCAI's chapter magazine, as well as other association publications nationwide. Mr. Grucza also contributed to two Florida-based association management magazines on a bi-monthly basis while residing in Florida.

He was instrumental in establishing a television program dealing with association matters in the WNY area and established the same in the Dallas area. Viewed weekly by 1.2 million viewers, the program has educated Metroplex viewers on all topics association-related and the show has won three national excellence in media awards. Mr. Grucza has also participated as a keynote speaker and instructor at the annual CAMFire Conferences sponsored by TOPS Software each year to outstanding reviews.

Since his arrival in Seattle, Mr. Grucza has been active with the Chapter in a variety of ways including Chair for the annual "Made for Managers Day", an education specific event for community managers, contributor to the Chapter's annual CA Day event for Board members and homeowners and contributes and provides insight to the Education Committee for the Chapter as well. He recently was awarded the Chapter's "Volunteer of the Year" award for his participation in and leadership of chapter initiatives.

He is a frequent lecturer, consultant and strategist on multi-family and association management techniques, business transformation, human resource management and personnel motivation to Associations and community association groups and Chapters throughout the United States and in Canada routinely delivering 14 presentations and sessions on average each year. Mr. Grucza also serves as professional expert for two law firms, one in Colorado and one in Georgia, relating to Association litigation matters. He additionally is sought by newspapers nationally to provide insight and information regarding HOA and condo issues of importance to their reader base.

Mr. Grucza is a past Commissioner/ Vice Chair of the Amherst (New York) Historic Preservation Commission, a past Vice President and President of the WNY Chapter of the Community Associations Institute, and past Treasurer and Vice Chair of the NYS Legislative Action Committee. He is a past Chair of the Government and Public Affairs Committee of the Dallas County Chapter of CAI, Expo Chair, Past Chapter President, a past member of the Florida Legislative Alliance, and an active "Amicus" working with CAI on legislative matters affecting associations on a national basis and author of the upcoming book, "From This Side of the Desk – Reflections on a Career of Service."

Mr. Grucza currently resides in Seattle, Washington.