

# **BOMA WESTCHESTER**

# **BEST OF BOMA WESTCHESTER COUNTY SIGNATURE AWARD**

The “**Best of BOMA, Westchester County Signature Award**” is Westchester’s program specifically designed for members of Westchester BOMA. This program was designed to recognize excellence in a variety of categories for buildings, managers and brokers that are outstanding in their specific field and as a means for BOMA to recognize the high standards expected in building operations, maintenance, construction and deals. This award offers BOMA Westchester members the opportunity to nominate buildings or professionals that they feel have the qualities required to receive the distinction of the “**Best of BOMA, Westchester County Signature Award**”. Getting this award will be a great marketing tool for all buildings. Imagine being able to announce that your building received the 2022 Best of BOMA Signature Award in any of these categories. These awards will be given at the **Hall of Honor dinner** to be held on **May 11, 2023** and will be an alternate to the TOBY awards. Below is the list of categories, description and criteria are on Page 2:

- **Best Tenant Fit Out**
- **Best Capital Improvement**
- **Management Team**
- **Deal of the Year**
- **Best Amenity Package**
- **Unsung Hero**

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Only BOMA members can nominate building(s) or individuals in the Westchester Area and nominated building(s) must be a BOMA member building.

Don’t Delay. Return your nomination form via mail, fax or email to:

Best of BOMA  
BOMA Westchester  
PO Box 7250  
No. Arlington, New Jersey 07031  
Phone: 800-726-6224  
Email: [boma@usa.net](mailto:boma@usa.net)

**Deadline: February 17, 2023**

NOTE: THE BEST OF WESTCHESTER AWARDS DOES NOT PRECLUDE YOU FROM SUBMITTING A BUILDING FOR THE TOBY AWARD. IF YOU HAVE A BUILDING THAT YOU WOULD LIKE TO SUBMIT FOR A TOBY, CONTACT MARIANNE CARNEY AT [BOMA@USA.NET](mailto:BOMA@USA.NET) FOR MORE INFORMATION.

<b>BOMA WESTCHESTER</b>	<b>2022 BEST OF BOMA WESTCHESTER COUNTY SIGNATURE AWARD</b>		
Category	Name of Building/Individual	Address	Reason for Nomination (Attach add'l pages)
<b>Best Tenant Fit Out</b>			
<b>Best Capital Improvement</b>			
<b>Management Team</b>			
<b>Deal of The Year</b>			
<b>Best Amenity Package</b>			
<b>Unsung Hero</b>			
<b>Submitted By:</b> (Your Name)		<b>E-Mail:</b>	
<b>Company Name:</b>		<b>Phone Number:</b>	

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## **Descriptions & Criteria**

### **Best Tenant Fit Out**

Which new tenant fit out in 2022 represents the best workplace environment with architectural detail and a WOW factor? What new space did you see that has you looking at details like special lighting, employee comfort, technical improvements, use of colors, natural light, furniture systems and environmental comfort? Nominate the Tenant, Building, Contractor and its Architect for this exciting award!

### **Best Capital Improvement**

Have a Capital Improvement that stood out in 2022? What about a long-awaited project that was substantially completed in 2022? Whether an improvement that has brought your operations to a higher level or aesthetically pleasing, submit your nominations of the Best Capital Improvement today!

### **Management Team**

What commercial office building signifies the best in management, operations, sustainability and tenant retention? We are looking for the property management team that provides the best buildings service and environment for its tenants; a well-run, building, including the pristine “back of the house”. Who stands out as delivering the best building for a tenant to be in? The building and management will have an inspection by a panel of judges from their peers who will look into the following categories:

- Curb appeal
- Lobby
- Typical multi-tenant floor and restrooms
- Overall building aesthetics
- A tenant office
- A mechanical room
- Sustainability initiatives – Energy Star, Green Cleaning, Recycling
- Management staff interviews
- Leasing record – new deals and tenant retention level
- Mechanical upgrades and modifications
- Tenant amenities
- Tenant Satisfaction Survey Results
- Overall commitment to the building and institution of pro-active policies during the pandemic.

## **Deal of the Year**

Which brokerage firm was the most active in brokering deals in Westchester County?

This year we look to honor the brokerage firms who work to bring activity to our buildings and properties. Activity is defined by closed leasing transactions in 2022 representing a tenant or owner. Transactions can include retail, office, industrial, or medical deals, tenant expansion, tenant referral, or renewals that took place. Please submit a list of the transactions completed giving the name of the tenant and the building address of the subject leases.

## **Best Amenity Package**

Buildings are no longer based on the number of workers, they are adapted to improve their tenants stay, creativity, and productivity. What amenity package puts your building above the rest? Is it your green space, covered parking, shuttle service, newsletters and building communications, work order system technology, multi-purpose collaboration areas, fitness facilities, tenant incentives or tenant appreciation events, or cafeteria that serves the best food to your tenants?

## **Unsung Hero**

Do you know someone who does a great job yet receives little or no recognition? The person makes a substantive yet unrecognized contribution and refrains from claiming too much in return for his/her efforts.

BOMA Westchester is about to change that as this year's Signature Award will recognize that individual in your organization whether it be an administrative assistant, engineer, porter or security guard, etc.

Requirements for consideration:

1. Letter of recommendation from Company's Operating Officer or Building's major tenant. AND
2. Letter of recommendation from direct superior.

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