



CALL FOR CANDIDATES

Wednesday, March 5th 2025

Dear Homeowner(s),

As managing agent for Frisco Preston Hills HOA, we are pleased to announce that an Annual Election Meeting of the Members will soon be scheduled. The purpose of the meeting will be to elect 3 member(s) to the Board of Directors and to discuss the normal business of the Association. This notice is to provide Class A Members who are interested in serving on the Board of Directors with the opportunity to submit a completed Candidacy form.

If you would like to nominate yourself or another Member as a candidate for the Board of Directors, please complete the enclosed form and return it, using one of the available methods listed below. **There will be no write-in candidates or floor nominations allowed, ALL VOTING WILL BE HELD ONLINE.** It is important that all Candidacy Forms be returned by or before the following deadline.

In order for the candidate's name to be placed on the ballot, a completed Candidacy form must be received no later than Wednesday, April 2nd, 2025 at 5:00PM. The virtual meeting is to be scheduled at a later date.

Candidate Forms may be returned using one of following formats:
Please place Frisco Preston Hills HOA., Annual Election Meeting in the subject line.

- ❖ E-mail: xandrea@essexhoa.com
- ❖ Fax: (469) 342-8205; Attn: Xandrea Rhodes
- ❖ Submitted online through the Association's website: <https://friscoprestonhillshoa.com>
- ❖ Regular US Mail:
 - Frisco Preston Hills HOA
 - c/o Essex Association Management, LP
 - Attn: Xandrea Rhodes
 - 1512 Crescent Drive, Suite 112
 - Carrollton, TX 75006

After Wednesday, April 2nd, 2025 at 5:00PM, we will send the Meeting Notice Package, which will include, Notice, Agenda, Ballot, Proxy, and Candidate Statement. **The meeting date will be scheduled for a later date.**

Sincerely,

Essex Association Management, L.P., Managing Agent
On Behalf of Frisco Preston Hills HOA

cc: HOA File

Enclosures: Candidacy Form

Essex Association Management, L.P.
1512 Crescent Drive, Suite 112
Carrollton, TX 75006
Phone: (972) 428-2030
<https://friscoprestonhillshoa.com>



Board of Directors Candidacy Form

If you would like to run for a seat on the Board of Directors for Frisco Preston Hills HOA please complete and return this Candidacy Form by or before the deadline. There will be no write-in candidates or floor nominations allowed, therefore, to ensure your name is placed on the ballot, we must receive this form by or before Wednesday, April 2nd, 2025 at 5:00PM.

Nominee's Name: Craig Camp
Address: 9720 Beckett Dr.
Email Address: DCCAMP001@gmail.com Alternate Email Address:
Phone Number: 619-410-6328 Alternate Phone Number:
Nominee's Signature: [Handwritten Signature] Date: April 02/2025

Candidacy Statement

Please tell us about yourself, as well as your vision and goals for Frisco Preston Hills HOA.

Why would you like to serve on the Board of Directors?

see email

Please list previous board position and/ or experience:

see email

Issues you feel need to be addressed by the Board of Directors in your community:

see email

Any prior commitments that may prevent you from actively serving on the Board of Directors?
Please circle

By submitting this form, I acknowledge that I accept the responsibilities as described in Frisco Preston Hills HOA Bylaws. I am aware the information provided in this candidate form will be published in the Annual Election Meeting Notice Packet.

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1. Why serve

The HOA Board, and by extension Essex management, should provide the home owners with value, timely responses to issues, and transparency in actions taken. The HOA Board is governed by state law and the by the governing documents. I expect to ensure that board actions are taken within the power of the governing documents. I will review current actions and practices ensure, preserve, and increase HOA value.

2. HOA and other relevant Experience:

I served on an HOA board as vice president for several years under at least two different presidents. My major efforts were to provide cost reduction efforts as measured by reducing costs and repairs. Four specific project examples:

1. The HOA was one of the first to switch the irrigation water from potable water to recycled water. This required an expense with the resulting cost reduction having a payback of less than one year.
2. We replaced hurricane yard lights with overhead lights using led light bulbs. The hurricane lights were subject to repetitive vandalism. Replacement reduced electrical usage and eliminated vandalism.
3. The island entry was subjected to repetitive vandalism by vehicles driving into the landscaping. The HOA board replaced features with massive physical obstructions that eliminated vandalism.
4. We evaluated landscaping improvements to help reduce maintenance effort resulting in lower costs while not affecting visual attractiveness.

My professional experience includes over 40 years of utility design and construction. These projects range up to several billions of dollars of construction value. Even in this work, I included constructability , cost reduction, risk reduction, and value engineering in every project.

3. Issues:

Provide the homeowners guidance on what is allowed and not allowed in accordance with the governing documents. Provide guidance to the homeowner on what improvements require for approval.

Provide timely communication with homeowners.

Update the bylaws and remove items that include builder.

Define roles of this HOA Board and Essex as a property manager. Roles include Essex to provide interpretation to legal guidelines and the Board to provide guidance and expectations to Essex.

Board to become educated on governing documents.

Develop a plan for HOA improvements and timeline with cost impacts. Same for annual maintenance. Develop annual calendar for HOA governance that includes Annual Meeting as required in the governing documents.

Provide forums for homeowners' input.

Develop annual calendar for HOA governance.

4. Prior commitments

I am available for regularly scheduled meeting and other requests with adequate notice and consideration of calendars.

Craig Camp
9729 Beckett