



Highbridge
Homeowners
Association, Inc.
2024 Transition
Meeting

October 1st , 2024

6:30PM

*Please make sure to keep yourself on
mute to prevent background noise.

Agenda

- Call Meeting to Order
 - a. Establish Quorum – Must have 10% or 74 homes.
 - b. Proof of Notice – Sent on 8/22/2024 and 9/18/2024
 - c. Introductions
- Candidates
- Voting Procedure
- Adjournment
- Questions & Answers

Legacy Southwest Team

- Ivori Moore– Community Manager

ivori@legacysouthwestpm.com

214-705-1615 Option 9

- Ryan Smith – Director of Management

ryan@legacysouthwestpm.com

Election

- The primary purpose of the Transition Meeting is to elect three (3) homeowners to serve on the Board of Directors.
- This will be accomplished by voting and electing three (3) members (homeowners) to serve on the Board of Directors.
- Once election is complete, newly elected Board members will have meeting to decide on which role they would like and discuss Board member duties and expectations.
- **Roles:** President, Vice President, and Secretary
- **Terms:** one (1) Director for a three (3) year term, one (1) Director for a two (2) year term, and one (1) Director for a one (1) year term

Role of the Board of Directors

- Protecting homeowner values.
- Supervision of association business. – Contracts, insurance, AR and AP, financial management, collections
- Governance of association. – Developing policy to manage association & daily operations
- Fostering community. – Oversight of facilities & activities to promote member interaction

Candidate Bio

- **Lilia Alvarez – 2231 Great Belt**

Name: Lilia Alvarez Address: 2231 great belt Blvd
Phone: 2143360410 Email: Lilia.alvarez@gmail.com

Introduce yourself; include business, Homeowner Association experience and number of years as a member of Highbridge Homeowners Association, Inc.

Hello, my name is Lilia Alvarez, and I have been a proud member of the Homeowners Association since 2021. During my time with the association, I have been very excited about our community's growth and development. I was one of the first members in the social committee and ACC for our community.

Reason(s) for running for the Board of Directors. Include all neighborhood interest and goals that you would like to see accomplished for the Association.

As a board member I can actively contribute to enhancing the appearance of the community along with working to improve the safety of our neighborhood. Most importantly becoming a voice for homeowners ensuring that their concerns and suggestions are heard and addressed promptly.

Areas that you think can be improved upon with the Association and Board of Directors

I believe the association and board of directors can strive to ensure a harmonious and thriving neighborhood.

What areas could you make the greatest contribution: Architectural, financial, maintenance, social, etc.

All are of great importance but I feel my greatest contributions will be with Architectural and maintenance.

Do you have any commitments that will deter you from serving on the Board of Directors? (Travel, employment, other meetings) None

Candidate Bio

- **Samantha Gonzalez– 3717 Haydon Hill**

Name: **Samantha Gonzalez** Address: **3717 Haydon Hill**
Phone: **3612300088** Email: **dancersam55@gmail.com**

Introduce yourself; include business, Homeowner Association experience and number of years as a member of Highbridge Homeowners Association, Inc.

I've lived with my family in Highbridge since May 2023

Reason(s) for running for the Board of Directors. Include all neighborhood interest and goals that you would like to see accomplished for the Association.

I want to make sure Highbridge is a safe, supportive community. I would love to see things like a community garden, community gatherings, and social groups.

Areas that you think can be improved upon with the Association and Board of Directors

The socials should be better advertised and more of them that appeal to all the age groups and lifestyles of the

What areas could you make the greatest contribution: Architectural, financial, maintenance, social, etc.

Planning events, garden and amenities, community outreach

Do you have any commitments that will deter you from serving on the Board of Directors? (Travel, employment, other meetings)

I'm a stay at home mom, as long as my duties are from home, I can bring my girls, or are in the evening, nothing will prevent me

Candidate Bio

- **Shermeka Nicholson – 1531 Highbridge Blvd.**

Name: Shermeka Nicholson Address: 1531 Highbridge blvd 75114
Phone: 313-658-4017 Email: nicoln43@gmail.com
Hi I am a project manager for fidelity43@gmail.com be the president of my union chapter.

Introduce yourself; include business, Homeowner Association experience and number of years as a member of Highbridge Homeowners Association, Inc.

Reason(s) for running for the Board of Directors. Include all neighborhood interest and goals that you would like to see accomplished for the Association.

I would love to make sure that the property owners are heard and represented.

Areas that you think can be improved upon with the Association and Board of Directors
I want to make sure that the community is represented
in the decisions and not other directives.

What areas could you make the greatest contribution: Architectural, financial, maintenance, social, etc.

I am a real decorator and definitely love to have
curve appeal.

Do you have any commitments that will deter you from serving on the Board of Directors? (Travel, employment, other meetings) no

Candidate Bio

- **Laila Salmans– 3336 Beckwith Way**

Name: Laila Salmans Address: 3336 beckwith way crandall tx 75114

Phone: (817) 925-1099 Email: lailasalmans32@gmail.com

Introduce yourself; include business, Homeowner Association experience and number of years as a member of Highbridge Homeowners Association, Inc.

Hi there! My name is Laila and I would love to be a part of the Board of Directors. My family and I moved to Highbridge in November of '23. I am currently a member of Highbridge's social committee.

Reason(s) for running for the Board of Directors. Include all neighborhood interest and goals that you would like to see accomplished for the Association.

Being on the social committee, I have already heard the thoughts/ideas from our neighbors in Highbridge. I would love to be able to help bring these ideas to love, while also bringing our community together.

Areas that you think can be improved upon with the Association and Board of Directors

Possibly communication. I feel that many of the community is unaware of what the HOA does.

What areas could you make the greatest contribution: Architectural, financial, maintenance, social, etc.

I can contribute socially as well and financially. I have experience with budgeting through my job, and I personally created Highbridge's social media pages.

Do you have any commitments that will deter you from serving on the Board of Directors? (Travel, employment, other meetings) I have no commitments

Candidate Bio

- **April Wade – 1121 Avalon**

Introduce yourself; include business, Homeowner Association experience and number of years as a member of Highbridge Homeowners Association, Inc.

I'm a photographer & 1st time home buyer. I've been here since Oct 2020. I am an original member of the Highbridge Social Committee. I watch this community grow and would love to assist with keeping the home value high.

Reason(s) for running for the Board of Directors. Include all neighborhood interest and goals that you would like to see accomplished for the Association.

Help maintain high home value, assist with keep neighborhood safe, promote community involvement with events, and assist with upkeep within the community.

Areas that you think can be improved upon with the Association and Board of Directors

awareness/communication with the community, light up mailbox area for safety, possible speed bumps on Highbridge Blvd

What areas could you make the greatest contribution: Architectural, financial, maintenance, social, etc.

Creating bus stops with cover for the kids, create an annual block party, create holiday in the park, etc.

Voting Procedure

- Visit the community website:
www.highbridgehoa.com
- <https://highbridgehoa.com/homeowner/online-forms/transition-meeting-ballot.aspx>
- Give your name and address
- Cast your vote
- Homeowners will have until Noon October 2nd to cast their ballot.

Voting results will be posted on the community website and sent via email blast within 72 hours (Friday) of the meeting.

***Only one vote per household is allowed.**

Adjournment

Thank you for joining us. If you have any questions or concerns that were not covered in tonight's meeting, please email ivori@legacysouthwestpm.com



Open Forum

- 10-minute Open Forum for Homeowner Questions for the Elections
- Please limit comments to 2 minutes.