



## **Ambert Caudill**

### **Candidacy Statement**

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

I would like to serve on the Board of Directors because I want to serve our community and better our community for the future generations. I want this community to thrive and be a community that people are proud and proud to live in.

#### **Please list previous board position and/ or experience:**

I have no prior experience.

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

Upkeep of community landscapes and walking trails. Having people understand the importance of their property even if they are renting out their property.

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

No.

## **Dewayne Furr**

### **Candidacy Statement**

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

To help enrich our community and provide leadership to the homeowners in this community.

#### **Please list previous board position and/ or experience:**

Current McKinney Disc Golf Association President – has over 200 members.

Previous Events and promotions owner with over 10 years of experience in leading and managing people.

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

Amenities, Pool Maintenance, and overall upkeep of the community.

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

No.



## **Carlos Clay**

### **Candidacy Statement**

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

My name is Carlos D. Clay, and I am a proud member of the Winn Ridge community, and a decorated US Army Veteran. I have a passion for helping and serving members of our community and those in need. I also like to have fun and put smiles on peoples faces. You may remember me winter 2022 as the neighborhood Grinch which was all done voluntarily to lift the community spirit. The vision was targeting the children on English Dr. but resulted in all children young and old to see the Grinch. We were also awarded Yard of the Month. For a short time, I assisted the community leader Randy Aiewin with neighborhood watch and providing ideas for the community. I would like to serve on the Board of Directors to ensure community upkeep, safety, and longevity. I also am a relatable voice of the people. I also want to make sure that the community is well informed and continues to uphold the Associations Governing Documents (CCR's). I would also promote neighborhood operational transparency. I would promote cultural inclusiveness. I would promote and enhance neighborhood involvement.

#### **Please list previous board position and/ or experience:**

I have extensive military experience and I will get the job done. I enjoy working alongside diverse groups of people and welcome all ideas and suggestions in all group efforts. I was a Guardian ad Litem volunteer where I was appointed by the court to represent children's best interest for three years. I am currently serving as a community outreach coordinator for Denton County. I assisted with several Back-to-School- programs to provide school supplies, haircuts and needs to assist children returning to school this fall. I also support Our Daily Bread homeless shelter in Denton to feed and provide supplies for the needy. Last but not least, I am a husband, father, and grandfather.

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

Issues I feel need to be addressed by the Board include transparency of the CCRs and budget spending. I would like to discuss building stronger bonds between the builders and the community. I would like to discuss community amenities which are also a big topic of discussion in Winn Ridge that I would like to take on in hopes of improving with community input. Teenage community involvement would also be important so that they can be heard and supported.

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

No.



## **John Matthews** **Candidacy Statement**

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

I think my procurement background would fit well on the Board. I have a passion for contributing to the betterment of the community I live in. I would also love to work with my fellow homeowners to help better the community by keeping it safe and fun.

### **Please list previous board position and/ or experience:**

I'm currently the Director of Purchasing for Global Medical Response. GMR is the world's largest air and ground ambulance company. I think my corporate experience qualifies me to have a Board seat.

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

Develop neighborhood watch. Add basketball hoops, splash pad, or other fun family activities. Encourage lawn care throughout the community. I have other ideas I would love to share while sitting on the Board.

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

No.

## **Bao Bui** **Candidacy Statement**

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

Better and safer community in the future. Every kid needs to be safe in this community and enjoy more kids activity so that they feel part of the community.

### **Please list previous board position and/ or experience:**

Was President of computer club, was safety Board Member at Gulfstream Aerospace.

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

People need to participate make community beautiful and safe, keep community value go up everyday.

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

No.



## **Nikhil Kamarapu**

### **Candidacy Statement**

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

I would like to serve on the Board of Directors to bring positive changes to our community. I've noticed that there are several areas where improvements can be made, such as providing cost-effective lawn services, enhancing safety with streetlights and speed bumps, and increasing greenery. Additionally, I'm passionate about integrating technology, like robo lawn mowers and solar panels, to create a safer and more environmentally friendly living environment. Serving on the Board would allow me to actively contribute to these improvements and make our community a better place to live.

#### **Please list previous board position and/ or experience:**

While I do not have prior experience serving on an HOA board, I bring leadership experience from my current role as a UI lead in another context. This experience has honed my leadership, problem-solving, and communication skills, which I believe will be valuable in effectively contributing to the HOA Board.

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

**a.** Greenery and Tree Planting: Our community would benefit greatly from increased greenery, especially in the form of trees. I propose planting more trees along sidewalks and in open areas, which not only enhances the aesthetic appeal but also improves air quality and provides shade for residents. **b.** Cost-Effective Lawn Services: We should explore options for negotiating lower prices for lawn services, as well as considering the adoption of robo lawn mowers to reduce costs and environmental impact. **c.** Safety Measures: Implementing safety measures like streetlights and speed bumps will make our community safer for residents, pedestrians, and drivers alike. **d.** Technology Integration: I believe we can embrace technology to improve our community. Solar panels, for instance, can reduce energy costs and contribute to a more sustainable future. I also envision the creation of a community battery to store excess energy, further reducing costs and environmental impact. **e.** Community Engagement: To ensure that the Board's decisions reflect the needs and concerns of our residents, I plan to actively engage the community through online platforms such as WhatsApp and Facebook, as well as by using online forms to gather input and feedback. **f.** Fundraising and Budget Management: I propose organizing community events, like block parties, to raise funds for our initiatives and ensure responsible budget management. **g.** Long-Term Vision: Beyond these immediate goals, my long-term vision is for our community to provide a safe and environmentally friendly living environment. I aim to make our sidewalks more comfortable and shaded, and I aspire to increase property values, creating a thriving and sustainable community for years to come. By addressing these issues, I believe we can make our community a more comfortable and vibrant place to live while also contributing to a greener and more sustainable future.

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

Yes.