



Board of Directors Candidacy Form

If you would like to run for a seat on the Board of Directors for Windhaven Crossing Townhome Owner's Association, Inc. 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 Friday, January 3rd, 2025 at 5:00PM.

Nominee's Name: Celestine Ichoku

Address: 2407 Siskiyou St

Email Address: ogadinma@gmail.com Alternate Email Address: _____

Phone Number (817) 703-7628 Alternate Phone Number: _____

// eSigned by: Celestine Ichoku

Nominee's Signature: 12/29/2024 12:41:46 PM Date: 12/29/2024 12:22:51 PM

// stamped as 9419d222-56bb-4699-a59e-16ca19688847

Candidacy Statement

Please tell us about yourself, as well as your vision and goals for Windhaven Crossing Townhome Owner's Association, Inc..

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

Real Estate Agent- I am a very experienced realtor. I have owned several homes over the past few years. I am very experienced in homeownership and community building. I have been very involved and active in the neighborhood.

Please list previous board position and/ or experience: _____

I have also been a clinical pharmacist for 13 years and have occupied a number of leadership positions in the corporate world. I have great work ethics and can be trusted to selfless, honest, ethical and to operate with integrity.

I believe that my experience as a realtor, a serial homeowner and pharmacist, has equipped to be an asset to the board of this subdivision.

It will be an honor to have your vote.

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

Transparency, Communication and better financial responsibility.

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

Please circle **No**

By submitting this form, I acknowledge that I accept the responsibilities as described in Windhaven Crossing Townhome Owner's Association, Inc. Bylaws. I am aware the information provided in this candidate form will be published in the Annual Election Meeting Notice Packet.

Thank you for your interest in volunteering to serve your community!

Essex Association Management, L.P.

1512 Crescent Drive, Suite 112

Carrollton, TX 75006

Phone: (972) 428-2030

<https://windhavencrossingtownhomes.com>



INFORMATIONAL PAGE – CORPORATE TRANSPARENCY ACT

What is the Corporate Transparency Act?

In October 2023, the Corporate Transparency Act (the “CTA”) affecting small businesses and non-profit corporations was passed by the State Legislature. The new law mandates that small businesses and non-profit organizations across the U.S. must file a Beneficial Information Report (a “BOI”) with the Financial Crimes Enforcement Network (“FinCen”). The CTA went into effect January 1, 2024, and will require all Board Members to register their information in the FinCen database. Essex or a reporting party of the Board’s choosing will be responsible for registering each Board Member’s information and the purpose of this notice is to bring awareness to this new law and the requirements you will be asked to comply with in the event you are elected to the Board.

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In respect to non-profit corporations, a Beneficial Owner applies to each Board Member. Essex works alongside the current Board of Directors to ensure the required information is obtained and registered in the FinCen database as promptly as possible. **Please be advised, if you complete a candidate form and are elected to the Board of Directors, you will be required to cooperate with the Managing Agent and provide specific information about yourself.** Below is a sample list of the type of information you may be required to provide.

- A copy of your current, valid drivers license or a copy of your passport; and
- Your full date of birth; and
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Nominee's Name: D. Ming

Address: 313 Ferndale

Email Address: mister0ming@gmail.com Alternate Email Address: _____

Phone Number (443) 789-9296 Alternate Phone Number: _____

// eSigned by: D. Ming

Nominee's Signature: 1/3/2025 9:57:37 AM Date: 1/3/2025 9:24:53 AM

// stamped as 241edfd5-5977-4ce0-a12e-60e11a1ae8ca

Candidacy Statement

Please tell us about yourself, as well as your vision and goals for Windhaven Crossing Townhome Owner's Association, Inc..

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

Seton Hall University - currently serve on the Board of Directors in the Skillman School of Business. I am in my last term before I will cycle off since I was first elected in 2020. As a member of the Board for the Business school, we review curriculum gaps and opportunities and leverage our own networks and our alumni base to provide mentorship and internship opportunities to prepare the students for their future.

Please list previous board position and/ or experience: _____

Peru Lacrosse Association (PLAX) - currently serve on the Board of Directors for the National Governing Body for the countries National Lacrosse Teams. We currently have 4 teams, both Mens and Womens and provide support for grassroots efforts across the country.

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

Transparency and Communication with changes to the community and make sure that the owners in the community are heard and the needs are addressed in a timely manner. Being an owner in the community I can attest to these opportunities and am very certain that I can help guide the Board to ensure that this change is made to positively impact our experiences as a community, to the best of our abilities as a Board.

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

Please circle **No**

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Nominee's Name: Jeremy Danforth

Address: 2538 Plumas Dr

Email Address: jeremy.danforth@gmail.com Alternate Email Address: _____

Phone Number 405-269-0870 Alternate Phone Number: _____

// eSigned by: Jeremy Danforth

Nominee's Signature: 12/17/2024 3:50:32 PM Date: 12/17/2024 3:16:36 PM

// stamped as dc60a110-a948-48df-bbde-e88092ff5fc6

Candidacy Statement

Please tell us about yourself, as well as your vision and goals for Windhaven Crossing Townhome Owner's Association, Inc..

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

I have lived in the community as one of the first owners. The community started in mid 2018, and I moved in early 2019. I have seen the community grow, switch management companies, increase rates, and finally become more financially stable than in its early days. I plan on living in the community for the foreseeable future and have a vested interest in ensuring its upkeep and the value of its housing community continue to increase.

I have served on the Advisory Committee to assist in some improvements and fixes, assisting in where we as a community need to spend the fund we have and give those recommendations to the HOA Management company and previous Board of Directors.

Please list previous board position and/ or experience: _____

Some improvements I have been involved in on the advisory board:

I have helped to expand the Board of Directors to three homeowners (plus the two declarants) as a means for the community to have more control focusing on the items that most impact the members living within its community.

The expansion of the alley ways on the west side of the community so larger vehicles would not keep putting divots in the green and also breaking irrigation lines that the HOA had to keep spending money to fix. We also invested in large boulders in tight corners so that trucks remain on the pavement.

We have invested in dog care stations to mitigate the issue where dog owners refuse to pick up waste hoping the convenience would help, and also the porter but cut the cost as to limit the impact to the community, and fixing gates and installing cameras at the pool area for safety and security reasons.

The installation of mulch to beautify the community and also ease on the plant and irrigation costs in the extreme cold and heat months, and also ensuring we install drought tolerant plants which focused to decrease the landscaping cost to the community.

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

Issues like repairing the community items in a timely manner, ensuring the dollars are spent wisely on keeping the community a pleasant place to be outside and keep the values of its members properties up.

A possible dog park for its members to enjoy once we get the other bigger finances taken care of, and also possible community events now that the community is built that we have done much of previously.

Help to fill some committee positions so that more members are involved and have a say in what gets done to their community.

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

Please circle **No**

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Nominee's Name: Pinar Nalbantoglu

Address: 2420 Eureka

Email Address: tayfuncorp@gmail.com Alternate Email Address: _____

Phone Number 214-693-8593 Alternate Phone Number: _____

// eSigned by: pinar nalbantoglu

Nominee's Signature: 12/28/2024 9:01:26 AM Date: 12/28/2024 8:11:38 AM

// stamped as 985ef19f-c5f1-47bb-b8a0-2f846f5afd61

Candidacy Statement

Please tell us about yourself, as well as your vision and goals for Windhaven Crossing Townhome Owner's Association, Inc..

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

I was the HOA President of a small condominium complex for over 25 years in Dallas. I also still manage a small apartment complex, and I managed three small shopping centers in Irving and Arlington. In the past I built single family homes and a small apartment complex.

Please list previous board position and/ or experience: _____

I have extensive experience in the real estate industry and property management.

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

Beautification of community and steps to enhance the property values of the community.

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

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Nominee's Name: Ruth Joseph

Address: 2447 Siskiyou St.

Email Address: rj4656@yahoo.com Alternate Email Address: _____

Phone Number (214) 263-3587 Alternate Phone Number: _____

// eSigned by: Ruth Joseph

Nominee's Signature: 11/27/2024 11:21:06 AM Date: 11/27/2024 11:10:11 AM

// stamped as d9bf1c2f-dd7d-468a-9b6f-75e77f57c4c0

Candidacy Statement

Please tell us about yourself, as well as your vision and goals for Windhaven Crossing Townhome Owner's Association, Inc..

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

Although I have not previously served on an HOA board, I have held leadership positions in both my personal and professional life. When I had school age children, I served a 2-yr term on the PTA Board of my childrens elementary school. I took ownership of a key function and ensured that I was successful in meeting the goals and deliverables of that role. I work in the financial services industry as a compliance manager overseeing a critical framework of my organization. I work collaboratively with my colleagues and other stakeholders, plan and execute the program successfully. Working for a global large bank, I understand finances, budgeting and use critical thinking on a daily basis. Im keen on serving on the Windhaven Crossing HOA Board as a resident homeowner since Dec2019. I take pride in my home and neighborhood and plan to live here long-term. I will be an asset to the Board in not only offering my ideas but being open to other board members views and insights as well in maintaining and improving our community.

Please list previous board position and/ or experience: _____

N/A

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

My areas of concern include street parking/violations, home maintenance and adherence to the HOA rules/covenants. I would also like to brainstorm ideas for social events to promote residents to get to know each other and a community feel.

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

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Nominee's Name: Travis Davis

Address: 2502 Plumas Dr

Email Address: trvsdvs24@gmail.com Alternate Email Address: _____

Phone Number (847) 406-6131 Alternate Phone Number: _____

// eSigned by: Travis Davis

Nominee's Signature: 12/10/2024 5:11:53 PM Date: 12/10/2024 5:08:04 PM

// stamped as 97acc6a3-60c9-4faa-8be5-813d9c7b365f

Candidacy Statement

Please tell us about yourself, as well as your vision and goals for Windhaven Crossing Townhome Owner's Association, Inc..

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

I have not served on a board but have been in executive leadership within the financial and healthcare sectors.

Please list previous board position and/ or experience: _____

See above

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

The community has not seen growth to better the overall community within and many owners rarely hear from the board of directors only through emails. Our communities need someone who is local to the association and can be a true voice for those within the area.

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

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