



Richard Abernethy **Candidacy Statement**

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

I have been serving on the Board since April 2023 to fill a vacant position that became available following the departure of a previous member. I care deeply about our neighborhood and enjoy collaborating with my fellow Board Members.

We face several challenges ahead, including the DART project, maintenance issues, effectively addressing the neighborhoods needs within the HOA's authority, and determining long-term plans for the management of our community. I believe my experience on the Board and my understanding of these issues will be valuable in helping the Board and Community achieve our goals and objectives. Together, we can ensure our neighborhood continues to thrive and develop for the benefit of all residents.

Please list previous board position and/ or experience:

Preston Meadows North II Homeowners Association (Plano, TX), 2016-2018
Membership Recruitment Committee, Canyon Creek Country Club, 2022
Staff Liaison to the Mid-Way Regional Airport Board (Waxahachie, TX), 2021-2023
University Place Dallas Homeowners Association, April 2023-Present

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

I believe the Board is doing an excellent job and communicates effectively with the community. I appreciate all the hard work that goes into this! I encourage the Board to continue enhancing this communication and to work together to determine the best management company for our community's common areas and amenities in the future. While we are currently under contract, it's important to consider our options moving forward.

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

None.



David Rubin
Candidacy Statement

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

After serving on the Board and two HOA subcommittees for more than one year now, I would like to continue to help and contribute to our beautiful community. I believe I can continue to provide a homeowner supportive insight with my experience from both my own home ownership and my knowledge of city and state regulatory guidelines I have learned from my career history in the housing industry as a whole.

Please list previous board position and/ or experience:

Assistant Secretary on UPD Board: March 2024 to present
CC&R Subcommittee: August 2023 to present
Safety and Security Subcommittee: August 2023 to present

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

Insuring expectations on promised contracts are honored and adhered to in a fiscally reasonable manner to avoid any increase in home owner dues and I would like to continue the minimal and reasonable enforcement of HOA design guidelines and bylaws of our community to allow desired individuality of each home that protects overall resale value within our neighborhoods.

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

None.



Brennan Weems **Candidacy Statement**

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

Continue the job. Make “value additive” progress. Establish processes to make directorship less burdensome.

UPD did not receive enough interest in the Board of Directors. I do not want to serve this cycle but will, pending an alternative Director becomes interested and qualified.

Please list previous board position and/ or experience:

UPD Secretary of the Board of Directors: (2022 – Current)

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

Off load more work to Management Company. Move faster on items. Do something “fun” like pickleball court, new playground, etc.

Finish recommendations for UPD CC&R’s and involve the Community.

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

None.