



Austin Properties, Inc.
Personal & Professional Management

September 28, 2020

Cimarron Community Improvement Association, Inc.

Dear Homeowner:

The Annual Meeting for the Cimarron Community Improvement Association, Inc. has been scheduled for Monday, October 19, 2020 at 7:00 P.M. The meeting will be conducted by remote communication technology. Please use the following information to participate in the meeting.

Join Zoom Meeting

<https://us02web.zoom.us/j/86927167657?pwd=bE9QMm5vT0wxM0VPbnpxbXVBMmR1Zz09>

Meeting ID: 869 2716 7657
Passcode: Cimarron

Phone Users
1-346-248-7799

The meeting agenda and financial information have been enclosed.

There will be two (2) positions available for three-year terms. Mr. Pete Lopez (Incumbent) and Mr. Harry Martello (Incumbent) will be running for re-election. Mr. Rick Bailey and Ms. Tiffany Higgs have also been placed on the ballot for election.

Please complete the enclosed Proxy/Absentee Ballot and return in the envelope provided. The Proxy/Absentee Ballot must be mailed, faxed or emailed in time to reach our office no later than 12:00 pm, Monday, October 19, 2020 to be counted in the election.

In the event a quorum is not attained at the annual meeting, there will be a meeting of the board of directors immediately following at which time the Absentee Ballot Election will be completed.

Please note that a proxy (Option 2 and Option 3) does not constitute an absentee ballot and should the Absentee Ballot Election occur, no vote will be cast on your behalf if your proxy has been assigned to another member.

If you have any questions or if there are any issues you wish to have discussed, please contact my office at (713) 776-1771. Only agenda items will be addressed.

Respectfully,

Angela Connell, Property Manager
MASC Austin Properties, Inc.

**CIMARRON COMMUNITY IMPROVEMENT ASSOCIATION, INC.
ANNUAL MEETING - CANDIDATE BIOGRAPHIES**

PETER A. LOPEZ

My wife, Norma, and I moved to Cimarron in 1979. We raised five children who all went through the Katy School system and fortunately, all five children went to college. Almost immediately after moving to Cimarron, our family started an active role in the school system and our neighborhood. Norma was on the HOA Board as a secretary almost immediately after our moving here. I have been on the Board for over 30 years serving the Cimarron Community with one of my major functions being in charge of the pool and park maintenance. I have always done a diligent job placing Cimarron at the top of my activity calendar. I have volunteered on the Cimarron Swim Team for many years, Little League Baseball, Little League football, and Girls Softball.

I am requesting that in order to keep Cimarron up to date in today's growing world that you reelect me to the Board. I will work at 100% effort to serve Cimarron and its residents along with our current Board.

HARRY MARTELLO

I am proud of the successes I have shared while being a homeowner, raising my family and as a volunteer here in Cimarron for over 30 years. Some of my volunteer positions have included being on the Cimarron Crime Patrol, Swordfish (Cimarron swim team), Boy Scouts, Girls softball team, Cimarron's teen pool party and Fun in the Sun as well as working at Brookwood on the Grand Parkway. Over the years, I have served as both Treasurer and Secretary for our Cimarron board.

I am very proud of what our volunteer board has accomplished. We have a financially sound community association while also maintaining our low annual homeowner dues - actually one of the lowest for our area.

Our community common areas (pool, park, clubhouse, tennis courts and entrances) are kept in good order. Because of these successes we continue to see our property values increase.

I have always enjoyed serving our community just as all of the current board members do. This is why this Cimarron board is successful and why I would like your vote to keep both Pete Lopez and myself on the board.

TIFFANY HIGGS

Hello Cimarron Neighbors,

My name is Tiffany Higgs and I am very excited to seek election to the Cimarron Board. As a candidate, I am deeply committed to helping my neighbors continue our efforts to improve the quality of life here at Cimarron.

While my family and I have only resided in Cimarron since the beginning of 2020, we have seen the community rise together in helping their fellow neighbors. Since that time, we have come to greatly appreciate what we have: well-kept amenities, serene and peaceful grounds, along with extensive walking paths.

To me, being a Board member means listening to the residents, understanding the budget and finances of the organization, debating and executing proposed ideas, and dedicating the time required to do a thorough in-depth job. I believe my experience working within a Property Management Company dealing specifically with community association management (HOA) will add positively to the mix on the Board. In the past two years, I have assisted several HOA Board members in understanding specifics on their budget, organized and volunteered with special events, and worked extensively with residents to promote a positive outcome of any issues they might be experiencing.

It is with this in mind that I have decided to seek a position on the Board, so that some of the critical matters before us as homeowners might be addressed in a way that is productive, promotes cohesion and yet acknowledges the property's history while increasing property value. I look forward to your support.

PROXY/ABSENTEE BALLOT
CIMARRON COMMUNITY IMPROVEMENT ASSOCIATION, INC. ANNUAL MEETING

This Proxy/Absentee Ballot is given by the undersigned to be exercised as indicated at the Cimarron Community Improvement Association, Inc. Annual Meeting scheduled for **Monday, October 19, 2020 at 7:00 p.m. to be conducted by remote communication technology**, or any rescheduled or reconvened meeting.

THIS FORM MUST BE DATED, SIGNED AND DELIVERED TO THE ASSOCIATION IN ORDER TO BE EFFECTIVE

Date: _____, 20__

Member Signature: _____
(only one signature necessary)

Member(s) Name(s): _____
(please print)

Property Address: _____

You may mail, fax, or email your proxy/absentee ballot to: Cimarron CIA, Inc.

c/o MASC Austin Properties, Inc., 945 Eldridge Road, Sugar Land, Texas 77478

Fax: (713) 776-1777; E-Mail aconnell@mascap.com

CHECK ONLY ONE OPTION BOX BELOW (Please read each option carefully)

(In the event that no option is marked, Option 2 shall be the designated for the purpose of this Proxy/Absentee)

OPTION 1: Absentee Ballot (Complete the **ABSENTEE BALLOT** at the bottom of the page). *By casting your vote via absentee ballot you will forgo the opportunity to consider and vote on any action from the floor on these proposals, if a meeting is held. This means that if there are amendments to these proposals your votes will not be counted on the final vote on these measures. If you desire to retain this ability, please attend any meeting in person. You may submit an absentee ballot and later choose to attend any meeting in person, in which case any in-person vote will prevail.*

If choosing Option 2 or 3 complete the following:

I/We hereby grant my/our proxy to (*Designate person*) _____, (*proxy holder must be present at the meeting*) whose address is _____; or if no person is designated, the proxy holder shall be the Secretary, or any acting Secretary of the Association, for the purpose of:

OPTION 2: For Quorum Purposes Only, no vote will be cast on my/our behalf (Do **NOT** Vote on Absentee Ballot below).

OPTION 3: Assign My/Our Vote to Proxy Holder (Do **NOT** Vote on Absentee Ballot below). The proxy holder may cast my/our votes as he/she determines.

(You may revoke your proxy at any time before it is exercised or attend any meeting and vote in person)

ABSENTEE BALLOT

PROPOSAL TO: ELECT TWO (2) DIRECTORS:

Two positions will be filled at this election. Write-in votes are permitted. PLEASE VOTE FOR TWO CANDIDATES.

Pete Lopez (INCUMBENT)

Richard Bailey

Harry Martello (INCUMBENT)

Tiffany Higgs

Write in:

Write in: