**Westpark Community Owners Association**
c/o The HOA Election Guys, Inc
27472 Portola Pkwy #205-412
Foothill Ranch, CA 92610

Alliance Mgmnt
Dawn Sims
42111 Avenida Alvarado Suite E2
Temecula, CA 92590

December 15, 2025

A Meeting of the Members will be held as follows:

| | | |
|---|---|---|
| Date: | January 28, 2026 | (All mailed ballots must be received by us by January 27, 2026) |
| Time: | 6:30 PM | |
| Location: | via zoom.com | (Zoom info will be posted at: www.TheHOAElectionGuys.com/westpark) |

If you do not have the ability to access zoom, the following physical location will be available with a device to access the zoom meeting: **Alliance Management – 42111 Avenida Alvarado, Suite E2, Temecula, CA 92590**

This Meeting of the Members is being held to vote on the election of THREE (3) directors. A vote on IRS Revenue Ruling 70-604 will also take place to address potential excess funds and reduce tax liabilities.

For the election to be held, a quorum of the membership must return a ballot, or attend the meeting.

The Westpark Community Owners Association bylaws define a quorum as "25%" of the voting power of the association, or 16 members. This quorum requirement is lowered to 20% (13 members) at a reconvened meeting. If quorum is not reached at any meeting, the members in attendance at the meeting may vote to either (a) reconvene the meeting to a later date, or (b) close the meeting without reconvening, meaning no election will take place (this is done via a voice vote of the homeowners present at the meeting). If a meeting is reconvened the deadline for receiving ballots will be extended as well. Please return your ballot so that we can meet quorum!

If you have any questions, please do not hesitate to contact your association's Inspector of Elections.
The HOA Election Guys, Inc can be reached at (888) 380-3332 or by email at info@thehoaelectionguys.com

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Detach along perforated line and place this stub in the provided window envelope.
Please make sure that the addresses are showing through the windows.

_____
OWNER SIGN ABOVE (only one owner's signature is required) **Signature must show through window or ballot will not be counted!**

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# Westpark Community Owners Association

c/o The HOA Election Guys - WestparkComFILE
27472 Portola Pkwy #205-412
Foothill Ranch, CA 92610

**Instructions:**

1) Cast your vote(s) on the enclosed ballot.
2) Insert ballot into the smaller Secret Ballot envelope.
3) Insert the sealed Secret Ballot envelope into the window envelope.
4) Sign this stub in the left corner (your ballot will not be counted if you do not sign this stub)
5) Detach and insert this stub into the window envelope, making sure your signature and the addresses are showing through the windows.
6) Mail your ballot
   (if not provided, make sure you apply postage!)

# CANDIDATE STATEMENTS

## Cara Ginekis

Dear Westpark Community Members,

I am thrilled to run for a position on the Westpark Community Owners Association Board. I have been a dedicated resident since 2022. As a proud military spouse and mother of three, I bring adaptability, empathy, and a commitment to community to this role. Although I have not yet served on the board, I am eager to contribute my fresh perspective and dedication.

My background includes a BA in Business Management, over 15 years of experience in collegiate retail, and director of course materials at campuses across the United States such as Georgetown University to California State University San Marcos, where I honed skills in operations, leadership, and team management. A lifelong learner, I have earned certifications such as OSHA 30, Lean Six Sigma, Six Sigma Green Belt, to name a few, and I am currently pursuing my PMP certification to transition into a leadership-focused career path.

While I have not served on a Board of Directors, my extensive experience managing teams and projects equips me to contribute effectively to board responsibilities.

My vision for the Westpark Community Owners Association is a welcoming, sustainable, and connected community that prioritizes inclusivity, modern amenities, and transparent governance, ensuring every resident feels valued and heard. As a board member, I aim to enhance communication, strengthen community engagement, safety and security, and optimize budget planning to support resident-driven improvements while maintaining fiscal responsibility. I am committed to attending community meetings as a resident and am committed to attending all board meetings with dedication and preparedness.

I am honored to seek your support and look forward to serving our community to make Westpark an even better place to call home.

Sincerely,
Cara Ginekis


## Ashley Hutchinson

I have lived in the community and built my home here since 2020. There are many topics I find frustrating here in the community that I would like to help try and find solutions to. The high school parents parking in our spots after school, the speeding thru the community, the cost of monthly fees, and overall parking issues are of major concern for me as a property owner and as your neighbor. I can't promise to solve everything, however, I can certainly be an advocate wherever possible.


## Ethan Lickert

I would like to continue serving this community


*No candidate statements were provided by these candidates:*

## Behzad "Jay" Jalalian
## Patricia Yates Marx