



Prairie Crossing Community Association

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

DO NOT DISCARD THIS PAGE

The perforated stub at the bottom will need to be signed and returned with your ballot.

In addition to this notice, this package contains the following:

1. One Official Ballot
2. One double-window envelope
3. One smaller Secret Ballot envelope
4. One page of candidate statements

Please note: The candidates are solely responsible for the content in their statements, neither the Association, nor the Inspector of Elections have redacted or edited any of the content in the statements enclosed in this election package.

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

April 28, 2026

A Meeting of the Members will be held as follows:

Date: June 9, 2026 (All mailed ballots must be received by us by June 8, 2026)
 Time: 5:00 PM
 Location: via zoom.com (Zoom info will be posted at: www.TheHOAElectionGuys.com/prairie)

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 Association Management – 41663 Date Street, Suite 200, Murrieta, CA 92562**

This Meeting of the Members is being held to vote on the election of TWO (2) directors. There are five positions scheduled for election this year, but as there are only two candidates and your Election Rules do not permit write-in candidates, this election will be for two 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 Prairie Crossing Community Association bylaws define a quorum as “a majority” of the voting power of the association, or 115 members. This quorum requirement is lowered to 20% (46 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

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!**

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

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!)

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CANDIDATE STATEMENTS

Houstan Downey

My name is Houstan, and I have been a member of this association for about 4.5 years. My family and I were among the first residents in the community, and we take great pride in our neighborhood. As a dedicated father and husband, my family is deeply rooted in this community.

I am a law enforcement officer with the Menifee Police Department, previously served with the San Bernardino County Sheriff's Department, and spent 7 years in the Navy Reserves as a Master-at-Arms, including service with the Office of Naval Intelligence in Suitland, Washington, DC. I hold a Bachelor's degree in Political Science.

I have not served on the HOA Board before, but I am committed to being active and dependable. My goal is to help maintain a clean, safe, and well-kept community while ensuring rules are applied fairly and with common sense. I believe the focus should be on meaningful issues that truly impact our neighborhood, not unnecessary or overly minor concerns.

I would be honored to serve and represent our community.

Garrett Hunter

1) been a member of the association for 7 months

2)I am not part of the board currently

3)my background is a tradesman

4) my vision for the association is to have a clean and safe place to live

5) hope to accomplish getting the whole community more involved and making cc&rs work best for the people within the community

6)I have tried attending the only 2 that ive been around for and was unable to

7) no i have not worked for an association before