

**COPPER LAKES HOMEOWNERS' ASSOCIATION  
NOTICE OF 2024 ANNUAL MEETING OF MEMBERS**

**Date:** December 10, 2024  
**Time:** 7:00 P.M. (6:30 PM Sign-in)  
**Location:** COPPER LAKES HOA CLUBHOUSE  
17333 LONGENBAUGH  
HOUSTON, TX 77095

**AGENDA**

- I. Confirm Quorum & Call to Order
- II. Approve 2023 Annual Meeting Minutes
- III. Board Members Responsibilities, Legal Duties, Time Commitment - President
- IV. Community Update – President et al
- V. Financial Presentation - Treasurer
- VI. Copper Lakes 2024 Accomplishments
- VII. General Discussion \ Q & A
- VIII. Adjourn

**IMPORTANT! COPPER LAKES HOMEOWNERS' ASSOCIATION, INC.  
NOTICE OF THE ANNUAL MEETING AND ELECTION**

Notice is hereby given of the Annual Meeting and Election of Board of Directors of the Copper Lakes Homeowners' Association, Inc. to be held online via Vote HOA Now from **November 22 – December 10, 2024**. With the annual meeting taking place on December 10, 2024 at 7:00 pm at the Clubhouse – 17333 Longenbaugh Drive Houston, TX 77095

[Vote HOA Now \(ivotehoa.com\)](https://ivotehoa.com)



This year Copper Lakes is continuing the process of online voting.

1. **Higher Community Participation:** The first election using online voting had more than double voter participation than prior election with paper ballots. Board desires elections with more community involvement. Prior to 2023, elections had very low community participation and determined by a small fraction of community. Proxies, harvested by candidates, usually determined election results.
2. **Better Election Integrity:** Vote HOA Now is an independent 3<sup>rd</sup> party that use Two Step Voter Verification to count votes and certify election results. This helps ensure Copper Lakes Owners vote.
3. **Longer Voting Time:** More than two week to cast vote at voters' time convenience vs. short meeting time in Annual Meeting that very few residents attend.
4. **Eliminate need to adjourn and reconvene meetings, often several times, to achieve quorum.**
5. **Use Best-in-Class Election Process used by many other communities.**

Voting online is quick and easy. You will receive the invitation to vote email from [copperlakes@ivotehoa.com](mailto:copperlakes@ivotehoa.com) by **November 22, 2024**. If you do not receive the email, please contact Community Manager Shannon Cook at [Shannon.cook@inframark.com](mailto:Shannon.cook@inframark.com)

The purpose of this election is to elect one (1) Board Member for a three (3) year term. Each homeowner is entitled to one (1) vote per lot. Because voting will be held electronically, there is no in-person voting or proxies. **The Vote will be closed at 4 pm on Tuesday, December 10, 2024.** Election results will be announced at the Annual Meeting on December 10, 2024 at 7 pm.

Members unable to vote online can vote by mailing completed, original ballot form to Inframark, or submit by email to [Shannon.cook@inframark.com](mailto:Shannon.cook@inframark.com) from member's HOA email of record with required voter verification information. Members without an email address registered with HOA and voting by email, must register email address with HOA through their Vantaca or Town Square account. Original ballot forms must be mailed to be valid. Copies will not be accepted. If ballot form is emailed, then a clear, legible scanned copy of the original form is allowed. Voters who want to vote by absentee ballot, please email Shannon Cook for your registration code.

- To Vote ONLINE, you will need the registration code that is in the email you receive.
- Visit <https://copperlakes.ivotehoa.com/register>
- In this vote, you are eligible to vote for 1 candidate. There is one ballot per Lot. If you own more than one Lot, your ballot will be weighted, and all your lots will be listed.
- **Voting begins on November 22, 2024. Deadline for Voting is 4:00 p.m. on December 10, 2024. You are encouraged to vote early to avoid the possibility of forgetting to vote.**

Thank you for your participation in this important election. If you have any questions, please feel free to contact Community Manager (Shannon Cook) at [Shannon.cook@inframark.com](mailto:Shannon.cook@inframark.com).



To Whom It May Concern,

Please consider my candidacy for the Board of Directors. I firmly believe I would be a great fit and add value to this awesome community.

I'm a charismatic Australian who speaks proficient Spanish.

I have a Bachelors degree in Business (Operations Management).

My track record reflects that I am highly skilled and experienced in Operations Management and stakeholder relationships which has provided me the opportunity to win many business awards. The most recent two were the Australian Manager of the year for both 2022 and 2023.

I have directly managed the following areas over the last decade,

- \* Business Development - Sales and quotes
- \* Operations - efficiencies in cost and waste
- \* Government Tenders - Grants and legislation
- \* Administrations - Scope of works, Meetings and Training
- \* Compliance - Policies and procedures
- \* Accounts - Budgets and invoices
- \* Client Services/Relationships - client satisfaction and vendor/Contractor Selection

I have a passion for Quality processes and business optimization. I follow the Kaizen philosophy and use it as a guide in all tasks I undertake.

Kind Regards,

**Name:** John Peran

**Address:** 9023 Lilac Springs, Houston, TX, 77095

**PH:** 3467958457

**Email:** [johnperan79@gmail.com](mailto:johnperan79@gmail.com)



Name: Miguel Moises Serrano, PhD

Address: 8111 Cranbrook Hollow Lane, Houston Texas 77095

Phone: (786)-333-9195

Email: [miguelserrano101@gmail.com](mailto:miguelserrano101@gmail.com)

Introduction:

"My name is Miguel Serrano, and I am a Machine Learning and Artificial Intelligence specialist with a PhD from the Georgia Institute of Technology. I've lived in our neighborhood for the past three years with my wife, Angela, and our two young children, Martin (4) and Mateo (2). This is the area we've chosen to raise our family, and we have a deeply vested interest in its well-being. I believe our neighborhood is one of Houston's finest, and I'm committed to preserving its charm, safety, and value for all residents while fostering an equitable interest across all neighborhoods that contribute to our shared community.

As a candidate for Director on the Board of Directors, my goal is to promote open communication and collaborative decision-making. I'm dedicated to keeping our community well-maintained, safe, and vibrant, and I strongly believe that listening to neighbors' voices is essential to achieving these goals. With experience working in teams to create meaningful change, I hope to bring my skills and passion for improvement to our neighborhood, ensuring it remains a wonderful place for everyone to call home."

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Regards,  
Miguel Moises Serrano, PhD

Paul Maner

I was on the Copper Lakes HOA board for six years a few years ago and also on a non-profit board for six years. After those six years at the non-profit, I was the Executive Director for that non-profit for four years, managing a budget of \$1MM/year. That non-profit uses Roberts Rules for its meetings, and I am very versed in the parliamentary aspect of those rules. I have a BS in Geology. I worked for Shell for 30 years, and my last job was as the IT manager for many sites. I am now a recovery coach, and I am also working full-time as an Executive Assistant in the non-profit. I have lived in Copper Lakes for 18 years. I am fully connected to our neighborhood and want to make it the best neighborhood in this area.

Paul Maner  
281-381-1857