

Barcelona in McKinney Virtual Annual Election Meeting

Wednesday, June 11th, 2025, 6:00 pm



[Join the meeting
now](#)



Meeting ID: 273
989 979 014 2



Passcode:
HF9WA3vY



Dial in by phone+1
323-433-2148



Phone conference
ID: 908 282 484#

MEETING CONDUCT



All microphones will remain muted during the meeting.



The meeting will be facilitated by the Board or Managing agent.



Please remember this meeting is limited to agenda items only.



Attendees are expected to conduct themselves respectfully and appropriately.



No Disruptions please. Meeting will be conducted in an orderly manner.



Let's Make This a Smooth & Respectful Meeting!

Agenda

- Establish Quorum (20%)
- Call Meeting to Order
- [Proof of Notice of Meeting](#)
- Introduction of Board of Directors
 - Birendra Kumar, President
 - Shalin Shah, Vice President
 - Vacant
- Introduction of Essex Association Management, L.P. Representatives
 - Cinnamon Anderson, Senior Community Association Manager
 - Kennedy Middlebrooks, Assistant Community Manager
 - Xandrea Rhodes, Administrative Assistant
- Financial Review
- Community Updates
- Election Results
 - Announce the three (3) persons elected by Ballot
- Adjournment
- Question & Answer





Notice of Virtual Annual Election Meeting of the Members
Wednesday, June 11th, 2025 at 6:00PM
Virtual Meeting

[Join Meeting](#)

Meeting ID: 273 989 979 014 2 Passcode: HF9WA3vY

Call-in Option (Audio Only)

Dial In Number: 1 323-433-2148 Conference ID: 908 282 484#

Thursday, May 7th 2025

Dear Barcelona in McKinney Homeowner's Association, Inc.,

As the Managing Agent for **Barcelona in McKinney Homeowner's Association, Inc.**, we are pleased to announce that the **Annual Election Meeting** of the Members has been scheduled for **Wednesday, June 11th, 2025 at 6:00PM**. The purpose of this meeting is to elect 3 Class A Member to the Board of Directors, and to conduct normal business of the Association.

Enclosed in this packet you will find the **Draft Agenda, Proxy, Ballot, and Candidacy Statement**. **It is important that you return your proxy, even if you plan on attending as unforeseen circumstances may occur, which prevent you from being able to attend.** The Annual Election Meeting of the Members cannot be held unless quorum requirements are met, either in person or by proxy. If the quorum is not met, the meeting will have to be reconvened and rescheduled to a new date and time which could result in the Association incurring more costs.

We look forward to seeing you on **Wednesday, June 11th, 2025 at 6:00PM**. To view this notice and its enclosures on the Association website, go to <https://barclonahoa.com>, under the "meetings" tab. If you have any questions about this notice or its enclosures, please submit an inquiry via the "Contact Us" tab on the Association website and an Essex Association Management representative will respond promptly.

Sincerely,

Essex Association Management, L.P., Managing Agent
On Behalf of Barcelona in McKinney Homeowner's Association, Inc.,

cc: HOA file

Enclosures: Draft Agenda, Proxy, and Ballot,

Essex Association Management, L.P.
1512 Crescent Drive, Suite 112
Carrollton, TX 75006
Phone: (972) 428-2030 Fax: (469) 342-8205
<https://barclonahoa.com>

Proof of Notice of Meeting

December 2024 Year-End Balance Sheet



Balance Sheet Report Barcelona in McKinney HOA As of December 31, 2024

	<u>Balance Dec 31, 2024</u>	<u>Balance Nov 30, 2024</u>	<u>Change</u>
<u>Assets</u>			
Assets			
1010 - CIT Bank Operating Account	272,139.45	44,179.82	227,959.63
1011 - CIT Bank Reserve Account	135,708.46	135,677.34	31.12
1012 - CIT Bank Roof Reserve	76,869.48	76,855.12	14.36
1013 - RSV-Premium Money Market-Cit Bank	187,961.17	187,902.12	59.05
Total Assets	672,678.56	444,614.40	228,064.16
Receivables			
1400 - Accounts Receivable	56,119.55	60,222.84	(4,103.29)
Total Receivables	56,119.55	60,222.84	(4,103.29)
Total Assets	728,798.11	504,837.24	223,960.87
<u>Liabilities</u>			
Liabilities			
2000 - Accounts Payable	33,321.71	4,892.51	28,429.20
2050 - Prepaid Assessments	251,298.77	6,734.71	244,564.06
2200 - Notes Payable	9,099.86	9,099.86	0.00
4902 - Insurance Claims	(69,670.46)	(38,414.56)	(31,255.90)
Total Liabilities	224,049.88	(17,687.48)	241,737.36
Total Liabilities	224,049.88	(17,687.48)	241,737.36

December 2024 Year-End Balance Sheet



	<u>Balance Dec 31, 2024</u>	<u>Balance Nov 30, 2024</u>	<u>Change</u>
<u>Owners' Equity</u>			
Equity			
3900 - Retained Earnings	504,748.23	349,834.47	154,913.76
Total Equity	504,748.23	349,834.47	154,913.76
Total Owners' Equity	504,748.23	349,834.47	154,913.76
Net Income / (Loss)	0.00	172,690.25	(172,690.25)
Total Liabilities and Equity	728,798.11	504,837.24	223,960.87

December 2024 Year-End Income Statement Summary

Income Statement Summary Barcelona in McKinney HOA

December 01, 2024 thru December 31, 2024

	Current Period			Year to Date (12 months)			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Total Income	684.52	670.00	14.52	635,577.80	628,749.60	6,828.20	628,749.60
Total Income	684.52	670.00	14.52	635,577.80	628,749.60	6,828.20	628,749.60
Total General & Administrative	2,797.44	3,662.00	(864.56)	40,379.71	44,695.00	(4,315.29)	44,695.00
Total Taxes	0.00	0.00	0.00	350.91	360.00	(9.09)	360.00
Total Insurance	0.00	196.00	(196.00)	2,578.00	12,350.00	(9,772.00)	12,350.00
Total Utilities	2,642.28	5,167.00	(2,524.72)	53,969.98	59,000.00	(5,030.02)	59,000.00
Total Infrastructure & Maintenance	3,956.54	5,973.10	(2,016.56)	31,383.26	33,328.10	(1,944.84)	33,328.10
Total Pool	1,322.11	2,450.00	(1,127.89)	42,487.46	34,300.00	8,187.46	34,300.00
Total Landscaping	4,576.33	6,993.00	(2,416.67)	71,883.93	83,912.00	(12,028.07)	83,912.00
Total Townhome Expenses	3,166.31	10,663.00	(7,496.69)	237,630.79	351,964.00	(114,333.21)	351,964.00
Total Reserves	0.00	8,840.50	(8,840.50)	0.00	8,840.50	(8,840.50)	8,840.50
Total Expense	18,461.01	43,944.60	(25,483.59)	480,664.04	628,749.60	(148,085.56)	628,749.60
Net Income / (Loss)	(17,776.49)	(43,274.60)	25,498.11	154,913.76	0.00	154,913.76	0.00

April 2025 Balance Sheet



Balance Sheet Report Barcelona in McKinney HOA

As of April 30, 2025

	<u>Balance Apr 30, 2025</u>	<u>Balance Mar 31, 2025</u>	<u>Change</u>
<u>Assets</u>			
Assets			
1010 - CIT Bank Operating Account	395,304.90	414,729.29	(19,424.39)
1011 - CIT Bank Reserve Account	135,820.61	135,796.05	24.56
1012 - CIT Bank Roof Reserve	10,650.73	10,649.08	1.65
1013 - RSV-Premium Money Market-Cit Bank	188,155.11	188,121.10	34.01
Total Assets	729,931.35	749,295.52	(19,364.17)
Receivables			
1400 - Accounts Receivable	92,347.01	95,858.39	(3,511.38)
Total Receivables	92,347.01	95,858.39	(3,511.38)
Total Assets	822,278.36	845,153.91	(22,875.55)
<u>Liabilities</u>			
Liabilities			
2000 - Accounts Payable	2,624.07	4,066.92	(1,442.85)
2050 - Prepaid Assessments	4,208.66	4,158.66	50.00
2200 - Notes Payable	9,099.86	9,099.86	0.00
4902 - Insurance Claims	(97,417.46)	(97,417.46)	0.00
Total Liabilities	(81,484.87)	(80,092.02)	(1,392.85)
Total Liabilities	(81,484.87)	(80,092.02)	(1,392.85)

April 2025 Income Statement



Income Statement Report Barcelona in McKinney HOA Consolidated

April 01, 2025 thru April 30, 2025

	Current Period			Year to Date (4 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Income</u>								
Income								
4100 - Assessments - SFH	0.00	0.00	0.00	246,207.00	246,207.00	0.00	246,207.00	0.00
4102 - Assessments - Townhomes	0.00	0.00	0.00	222,831.20	222,831.20	0.00	222,831.20	0.00
4200 - Late/NSF Fee	450.00	250.00	200.00	2,300.00	1,000.00	1,300.00	3,000.00	700.00
4250 - Collection Fee Charge	290.00	200.00	90.00	1,695.00	800.00	895.00	2,400.00	705.00
4350 - Violation Fine Charge	3,635.49	0.00	3,635.49	4,135.49	0.00	4,135.49	0.00	(4,135.49)
4410 - Demand Letter Income	60.00	15.00	45.00	195.00	60.00	135.00	180.00	(15.00)
4500 - Interest Income	76.98	275.00	(198.02)	408.08	1,100.00	(691.92)	3,300.00	2,891.92
4801 - CAP Fees	0.00	375.00	(375.00)	375.00	750.00	(375.00)	1,500.00	1,125.00
Total Income	4,512.47	1,115.00	3,397.47	478,146.77	472,748.20	5,398.57	479,418.20	1,271.43
Total Income	4,512.47	1,115.00	3,397.47	478,146.77	472,748.20	5,398.57	479,418.20	1,271.43
<u>Expense</u>								
General & Administrative								
5100 - Administrative Expenses	35.00	65.00	(30.00)	980.00	2,595.00	(1,615.00)	3,115.00	2,135.00
5101 - Postage	132.25	108.00	24.25	1,432.47	433.00	999.47	1,300.00	(132.47)
5104 - Printing and Reproduction	12.00	45.00	(33.00)	66.70	180.00	(113.30)	540.00	473.30
5105 - Website Expense	75.00	205.00	(130.00)	200.00	305.00	(105.00)	530.00	330.00
5106 - Homeowner Functions	0.00	250.00	(250.00)	0.00	1,000.00	(1,000.00)	3,000.00	3,000.00
5109 - Licenses, Permits, & Fees	0.00	50.00	(50.00)	129.00	100.00	29.00	200.00	71.00
5110 - Professional Management	2,095.00	2,095.00	0.00	8,380.00	8,380.00	0.00	25,140.00	16,760.00
5120 - Collection Fees Billed Back	470.00	200.00	270.00	2,105.00	800.00	1,305.00	2,400.00	295.00
5121 - Property Inspections	473.90	250.00	223.90	1,706.50	745.00	961.50	2,490.00	783.50
5122 - Annual Meeting Expenses	0.00	0.00	0.00	0.00	250.00	(250.00)	250.00	250.00
5170 - Bank Fees	10.00	4.00	6.00	10.00	17.00	(7.00)	50.00	40.00
5176 - Legal Fees	0.00	452.00	(452.00)	0.00	1,807.00	(1,807.00)	5,420.00	5,420.00
5180 - Audit & Accounting	0.00	0.00	0.00	0.00	3,500.00	(3,500.00)	3,500.00	3,500.00
5181 - Tax Preparation	0.00	42.00	(42.00)	125.00	167.00	(42.00)	500.00	375.00

April 2025 Income Statement



Income Statement Report Barcelona in McKinney HOA Consolidated

April 01, 2025 thru April 30, 2025

	Current Period			Year to Date (4 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
General & Administrative								
6602 - Reserve Study	0.00	4,500.00	(4,500.00)	0.00	4,500.00	(4,500.00)	4,500.00	4,500.00
Total General & Administrative	3,303.15	8,266.00	(4,962.85)	15,134.67	24,779.00	(9,644.33)	52,935.00	37,800.33
Taxes								
5201 - Property Taxes	0.00	0.00	0.00	0.00	0.00	0.00	360.00	360.00
Total Taxes	0.00	0.00	0.00	0.00	0.00	0.00	360.00	360.00
Insurance								
5310 - General Liability	0.00	0.00	0.00	0.00	0.00	0.00	3,500.00	3,500.00
5320 - Directors & Officers Liability	0.00	0.00	0.00	0.00	0.00	0.00	2,580.00	2,580.00
Total Insurance	0.00	0.00	0.00	0.00	0.00	0.00	6,080.00	6,080.00
Utilities								
6000 - Telephone / ATT UVerse	155.20	166.00	(10.80)	590.68	665.00	(74.32)	1,995.00	1,404.32
6010 - Electric	594.62	590.00	4.62	2,444.93	2,360.00	84.93	7,080.00	4,635.07
6020 - Water/Sewer	1,478.80	4,650.00	(3,171.20)	4,344.07	17,050.00	(12,705.93)	51,000.00	46,655.93
Total Utilities	2,228.62	5,406.00	(3,177.38)	7,379.68	20,075.00	(12,695.32)	60,075.00	52,695.32
Infrastructure & Maintenance								
6100 - Oversight Reimbursable Charges	0.00	0.00	0.00	0.00	5,000.00	(5,000.00)	5,000.00	5,000.00
6250 - Pest Control	0.00	541.00	(541.00)	0.00	1,082.00	(1,082.00)	2,164.00	2,164.00
6260 - Electrical Repairs & Maintenance	0.00	450.00	(450.00)	0.00	1,800.00	(1,800.00)	5,400.00	5,400.00
6264 - Holiday Decoration	0.00	0.00	0.00	0.00	0.00	0.00	6,760.00	6,760.00
6272 - Sign Purchase & Repairs	0.00	60.00	(60.00)	0.00	240.00	(240.00)	300.00	300.00
6290 - Common Area Maintenance	240.24	83.00	157.24	2,269.93	333.00	1,936.93	1,000.00	(1,269.93)
6291 - Common Area Porter	1,217.81	974.00	243.81	4,411.19	3,896.00	515.19	11,688.00	7,276.81
8000 - Contingency	0.00	0.00	0.00	0.00	0.00	0.00	4,309.00	4,309.00
Total Infrastructure & Maintenance	1,458.05	2,108.00	(649.95)	6,681.12	12,351.00	(5,669.88)	36,621.00	29,939.88

April 2025 Income Statement



Income Statement Report Barcelona in McKinney HOA Consolidated

April 01, 2025 thru April 30, 2025

	Current Period			Year to Date (4 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
Expense								
Pool								
6310 - Pool Key Expense	0.00	42.00	(42.00)	270.63	167.00	103.63	500.00	229.37
6320 - Pool Service Monthly Contract	1,353.13	1,083.00	270.13	5,412.52	4,333.00	1,079.52	13,000.00	7,587.48
6330 - Pool Supplies & Gen Maint (Non Contr	150.00	3,500.00	(3,350.00)	852.79	4,500.00	(3,647.21)	7,500.00	6,647.21
6345 - Porter Services	0.00	0.00	0.00	0.00	0.00	0.00	5,201.00	5,201.00
6350 - Pool Furniture & Fixtures	0.00	42.00	(42.00)	0.00	167.00	(167.00)	500.00	500.00
6360 - Pool Monitoring Services	8,737.78	0.00	8,737.78	8,737.78	0.00	8,737.78	0.00	(8,737.78)
6361 - Pool Access Gate System	0.00	167.00	(167.00)	0.00	667.00	(667.00)	2,000.00	2,000.00
6370 - Emergency Phone	0.00	0.00	0.00	224.89	211.00	13.89	844.00	619.11
Total Pool	10,240.91	4,834.00	5,406.91	15,498.61	10,045.00	5,453.61	29,545.00	14,046.39
Landscaping								
6400 - Landscaping Maintenance Contract	4,576.33	4,576.00	0.33	18,305.32	18,304.00	1.32	54,912.00	36,606.68
6402 - Landscape Maint & Imprv (Non Contrac	0.00	1,500.00	(1,500.00)	128.98	4,000.00	(3,871.02)	5,000.00	4,871.02
6500 - Irrigation	704.77	1,000.00	(295.23)	1,979.81	2,000.00	(20.19)	6,750.00	4,770.19
Total Landscaping	5,281.10	7,076.00	(1,794.90)	20,414.11	24,304.00	(3,889.89)	66,662.00	46,247.89
Townhome Expenses								
5330 - General Liability - Townhomes	0.00	0.00	0.00	0.00	0.00	0.00	144,679.20	144,679.20
6292 - TH Maintenance & Repair	0.00	750.00	(750.00)	0.00	3,000.00	(3,000.00)	9,000.00	9,000.00
6294 - TH Common Area Maint & Imprv	0.00	450.00	(450.00)	0.00	1,800.00	(1,800.00)	5,400.00	5,400.00
6295 - TH Roof Repair Maintenance	0.00	0.00	0.00	0.00	1,000.00	(1,000.00)	4,000.00	4,000.00
6403 - Landscaping Contract - Townhomes	3,166.31	3,166.00	0.31	12,665.24	12,664.00	1.24	37,992.00	25,326.76
6404 - TH Landscape Maint & Imprv-Non Cont	0.00	983.00	(983.00)	0.00	3,896.00	(3,896.00)	11,760.00	11,760.00
6501 - TH Irrigation	317.03	833.00	(515.97)	1,358.34	3,333.00	(1,974.66)	10,000.00	8,641.66
Total Townhome Expenses	3,483.34	6,182.00	(2,698.66)	14,023.58	25,693.00	(11,669.42)	222,831.20	208,807.62

April 2025 Income Statement



Income Statement Report Barcelona in McKinney HOA Consolidated

April 01, 2025 thru April 30, 2025

	Current Period			Year to Date (4 months)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<u>Expense</u>								
Reserves								
6001 - General Reserve Contributions	0.00	0.00	0.00	0.00	0.00	0.00	4,309.00	4,309.00
Total Reserves	0.00	0.00	0.00	0.00	0.00	0.00	4,309.00	4,309.00
Total Expense	25,995.17	33,872.00	(7,876.83)	79,131.77	117,247.00	(38,115.23)	479,418.20	400,286.43
Net Income / (Loss)	(21,482.70)	(32,757.00)	11,274.30	399,015.00	355,501.20	43,513.80	0.00	(399,015.00)

Financial Summary – 2024 & 2025

2024 Year-End Financial Summary

- Year-End Balance Sheet and Income Statement were reviewed.

- Financial highlights include:

- Revenue: Total assessment income for 2024 was within expected range.
- Expenses: Primary expenditures included roof repairs, landscaping, and amenity maintenance.
- Reserve Contributions: Continued contributions to reserves for future capital improvements.
- The Association maintained a positive balance at year-end.

2025 Financial Summary (January–April)

- Reviewed the April 2025 Balance Sheet and Income Statement.

- Income: Assessments collected are on track with budget expectations.
- Expenses: Reflect ongoing maintenance including landscaping, pool, and signage upgrades.
- Reserve Fund: Contributions remain consistent with reserve study goals.
- No major overages or budget concerns reported as of April 2025.

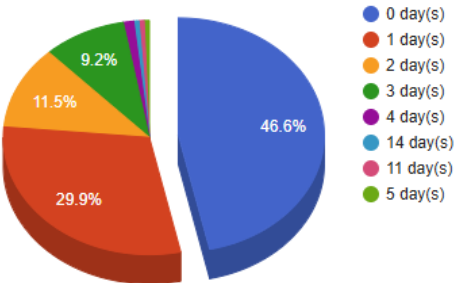


Barcelona in McKinney HOA Community Charts

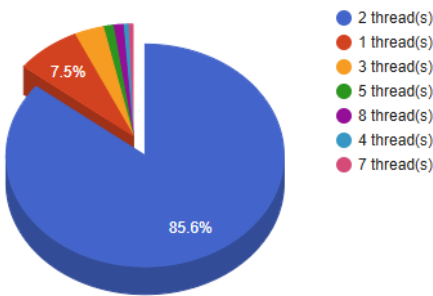
Conversation Started: 01/01/24 to 06/11/25

Total Number of Submissions for Date Range: 171

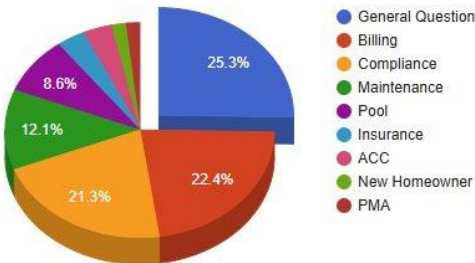
Statistics by Age



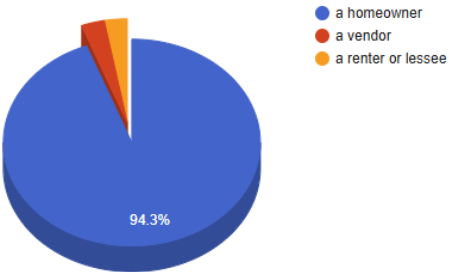
Statistics by Conversation Thread



Submissions by Category



Statistics by Submission Group



Web Submission Reports
Community Charts from 01/01/24 - 06/11/25
Total Number of Submissions: 171

Statistics by:

Category Data

Selection	Count
General Question	44
Billing	39
Compliance	37
Maintenance	21
Pool	15
Insurance	6
ACC	6
New Homeowner	3
PMA	3

Age Data

Aged	Count
0 day(s)	567
1 day(s)	364
11 day(s)	7
14 day(s)	7
2 day(s)	140
3 day(s)	112
4 day(s)	14
5 day(s)	7

Conversation Thread

Threads	Count
1 thread(s)	13
2 thread(s)	149
3 thread(s)	6
4 thread(s)	1
5 thread(s)	2
7 thread(s)	1
8 thread(s)	2

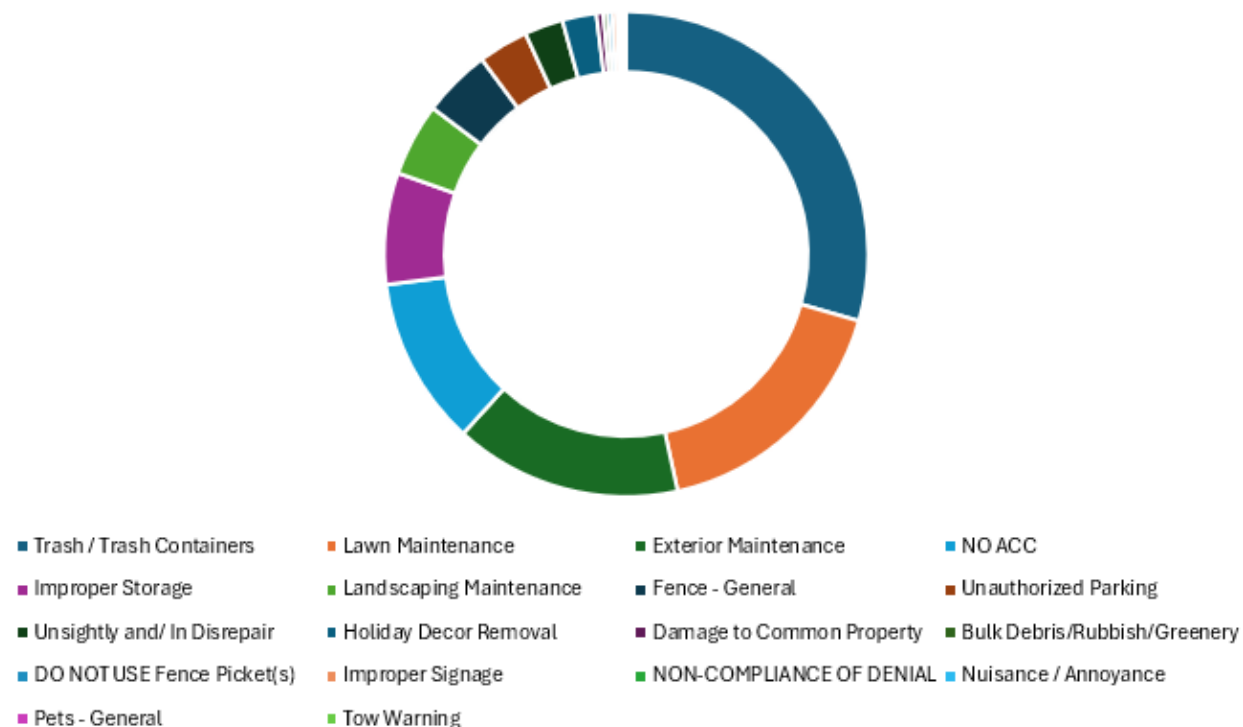
Submission Group

Entity	Count
a homeowner	164
a vendor	5
a renter or lessee	5

Compliance/ACC Reports

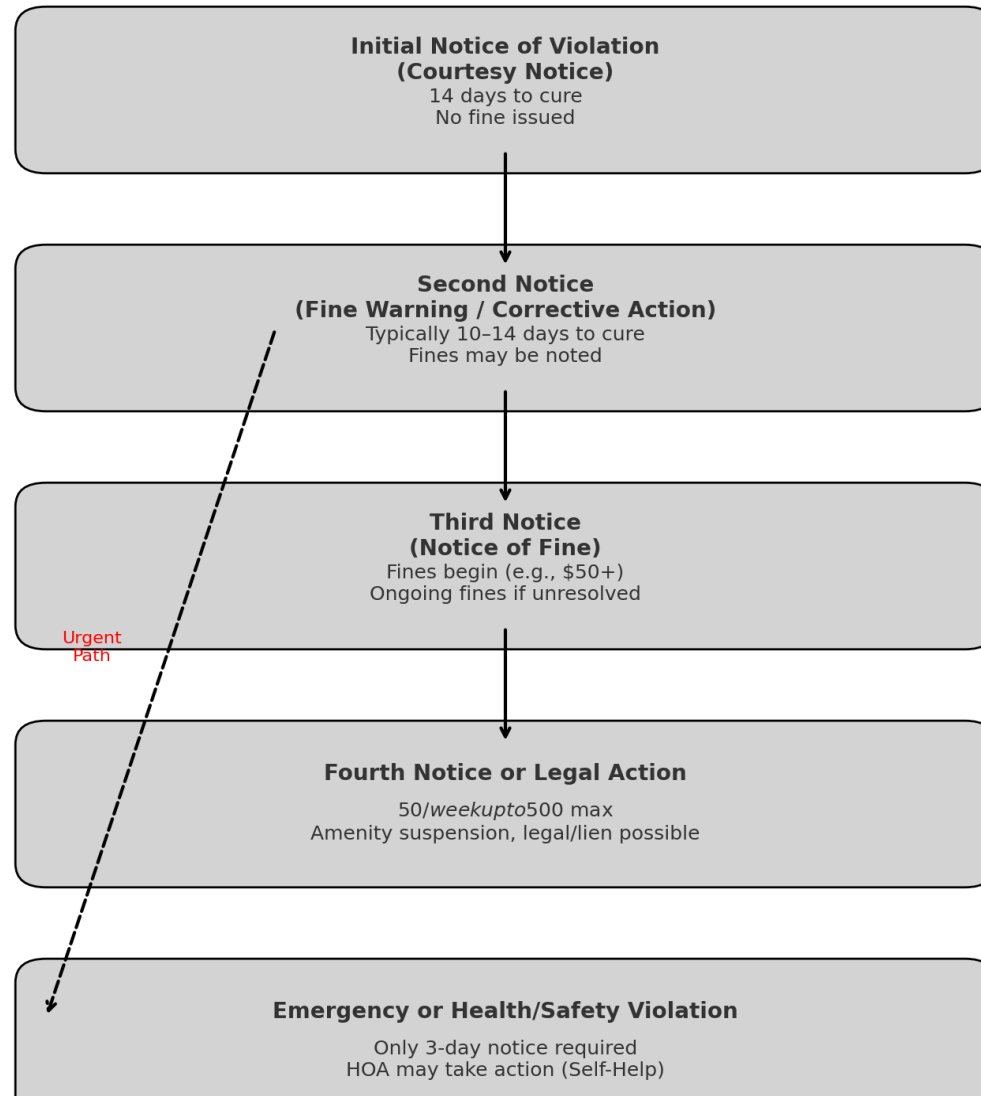
Community Charts from 01/01/24 - 06/11/25

Violation	Amount of Violations
Trash / Trash Containers	194
Lawn Maintenance	113
Exterior Maintenance	100
NO ACC	74
Improper Storage	49
Landscaping Maintenance	32
Fence - General	30
Unauthorized Parking	22
Unsightly and/ In Disrepair	17
Holiday Decor Removal	15
Damage to Common Property	3
Bulk Debris/Rubbish/Greenery	2
DO NOT USE Fence Picket(s)	2
Improper Signage	2
NON-COMPLIANCE OF DENIAL	1
Nuisance / Annoyance	1
Pets - General	1
Tow Warning	1
Total:	659



Violation Process Overview

This flowchart outlines the HOA's violation and enforcement process, including notice stages, cure periods, and escalation paths.



-Initial Notice provides 14 days to cure without fines.

-Second Notice may give 10–14 days and introduces possible fines.

-Third Notice imposes fines that escalate weekly.

-Fourth Notice allows for legal action or amenity suspension.

-Repeat Violations within 180 Days
Escalate automatically to next step (no reset)

-Emergency/Safety Violations may be addressed after only 3 days' notice.

Violation Process Overview - Expanded

1. Initial Courtesy/First Notice

- Sent upon confirmation of a violation.
- Gives 14 days to cure the issue.
- No fine is issued at this stage.

2. Second Notice / Notice of Violation

- Sent if the violation is not corrected after 14 days.
- May include a Fine Warning or Corrective Action Notice.
- Includes deadline to cure and possible fines if not resolved.

3. Third Notice / Notice of Fine

- Issued if the violation continues after the second notice.
- Fines begin (up to \$50, escalating with repeated offenses).
- Owner may receive weekly fines until the issue is resolved.

4. Fourth Notice / Escalated Enforcement

May include:

- \$50/week fines until reaching \$500 max
- Suspension of amenity use
- Legal action or lien filing

5. Hearing Rights

- Owner may request a hearing within 30 days of any violation notice.
- Hearing must be held within 30 days of request.

6. Immediate Action (Self-Help)

- In urgent or safety-related cases, HOA may issue a 3-day notice and correct the violation at the owner's cost.

Community Updates

- **Townhome & Pool Building Roof Replacement**

- Repaired leak-prone areas on the walkout sections of roofs near HVAC units for specific townhome buildings.

- **Gutter Replacement**

- Replaced gutters for townhomes and pool buildings.

- **Common Area Landscaping**

- Replaced various plants and trees throughout common areas.

- **Seasonal Décor**

- Installed holiday decorations and flags.

- **Monument Lighting Enhancements**

- Installed or upgraded lighting at community monuments.

- Ran electricity to the main monument, which previously had no power, enabling both monument lighting and illuminated holiday décor.

- **Pool Area Repairs and Upgrades**

- Replaced the outdoor drinking fountain

- Repaired restroom flooring in both women's and men's facilities

- Repaired damaged pool tiles

- Upgraded the access system, allowing residents to enter using their cell phones

- Installed five security cameras

- Repaired the men's restroom toilet

- Installed new signage

- **Bench Installations (Phases 1–3) In-Progress**

- A total of six benches will be installed throughout the common areas of Phases 1, 2, and 3.



Candidates

Jacob Morgan

Gonzalo Cayo

Birendra Kumar

Lauren Reed

Rajesh Kumar

Amit Kapur

Election Results

Congratulations to your newly
elected Board Members!

Amit Kapur

63 Votes - 2 Year Term

Rajesh Kumar

49 Votes - 1 Year Term

Birendra Kumar

56 Votes - 2 Year term

What Your Assessments Pay For

- Essex Association Management, L.P. has been selected by the Board of Directors of your Association to provide professional management services. It is the goal of Essex Association Management to provide your community with quality service while fostering a mutual relationship of respect and trust.
- General maintenance of all common areas:
 - Mowing, edging, tree trimming, chemical treatments
 - Porter services
 - Replacement of trees and shrubs in the common areas
 - Installation and maintenance of seasonal color changes and mulch
- Electricity
 - To operate and maintain the Association's common elements and amenities, including lighting and irrigation systems
- Repairs and General Maintenance of the Common Areas, Elements, and Amenities
- Legal and tax services
 - Filing corporate, federal and state taxes, annual audits, and continual maintenance of Association books and records
- Insurance premiums
 - Ensuring the proper insurance is obtained, maintained, and premiums met
- General and Administrative services (including but not limited to)
 - Barcelona in McKinney HOA. website, correspondence, collection letters, ACC's, Compliance, postage, supplies, inspections, filing of Association documents, meetings and more.





The Role of Essex Association Management, L.P.

- The day-to-day functions of your management team includes many different tasks.
- Such tasks may include but are not limited to:
- Advise and provide administrative, managerial and operational counsel to the Board of Directors to assist the Board in decision making and in the operation of the business affairs of the Association
- Perform periodic site inspections of the community's common areas and routine site inspections of the individual homes
- Direct the enforcement of the restrictive covenants
- Assist in the processing of Architectural Modification Requests
- Obtain bids, evaluate and assist in acquiring insurance consistent with the restrictions and/or needs of the Association
- Supervise maintenance activities and contractor performances of vendors, obtain bids and provide proposals to the Board of Directors for new service and renewing contracts
- Provide Association financial reports, kept in accordance with GAAP (Generally Accepted Accounting Principles)
- Accounts payable and accounts receivable including the collection of delinquent accounts
- Develop and prepare Association budgets
- Work with an independent CPA firm to audit the Association books and records
- Serve as a receiving center for Association related homeowner and vendor telephone calls of all type and nature
- Reserve Fund Contribution

<https://www.barcelonahoa.com>



**Modification
Request Forms
may now be
Submitted
Online/ACC**



**Income
Statements and
Balance Sheets**



**Governing
Documents**



**Call Center 9am-
5pm**



**Important Phone
Numbers**



Volunteer Forms




**Email & Text
Message
Updates: Sign up
Now!**

Office Information

- **Essex Association Management, L.P.**
- Monday – Friday
- 8:00 am – 5:00 pm
- 1512 Crescent Dr. Suite 112
- Carrollton, Texas 75006
- Phone: (972) 428-2030
- Fax: (469) 342-8205
- After Hours Emergency Line: (888) 740-2233
- Essex has a full-time Customer Service Call Center available to take homeowners' calls during normal business hours. If a representative is assisting another customer, owners may leave a voicemail, and their call will be returned the same or following business day. If the representative is unable to resolve the inquiry directly, they will coordinate with the appropriate department to ensure a timely response. Additionally, or alternatively, owners may submit a web request through the "Contact Us" tab on the HOA website, and an Essex representative will respond promptly. If the owner knows the email address of the specific representative or team they wish to reach, they may also email them directly.
- **Cinnamon Anderson**, canderson@essexhoa.com
- **Kennedy Middlebrooks**, kennedy@essexhoa.com
- **Xandrea Rhodes**, Xandrea@essexhoa.com
- CAManagement@essexhoa.com
- www.essexhoa.com
- <https://barcelonahoa.com/contact-us.aspx>



A 3D rendering of a wooden gavel and its base. The gavel is positioned diagonally, with its head resting on a rectangular wooden block. The head of the gavel features a light-colored, metallic-looking band. The entire scene is set against a solid black background. Overlaid on the center of the image is the text "Meeting Adjourned" in a clean, white, sans-serif font.

Meeting Adjourned

Q&A –(Open Forum)



Please utilize the “raise hand” icon. We will call on your name and you may unmute your microphone or you may type your question in the chat.



Only questions pertaining to the Agenda.



2 minutes per person



For questions, comments, or concerns that are not addressed during the meeting, please submit an inquiry via the “Contact Us” tab through your Associations website and an Essex Representative will respond promptly.

<https://barcelonahoa.com/contact-us.aspx>



PLEASE BE RESPECTFUL AND MINDFUL IN THE CHAT.



