



SIENNA
SBA
BOARD OF DIRECTORS MEETING
MINUTES

DATE: August 7, 2025
PLACE: Hybrid Meeting
ATTENDING: Jimmie Jenkins, President (via Zoom)
Alvin San Miguel, Vice President (via Zoom)
Sandra K. Denton, General Manager
Lisa Cox, Staff
Michael Dei, Staff
Troy Goodell, Staff
Cyndi Hernandez, Staff
Dana Ippoliti, Staff
Doug McGee, Staff
Dami Roberts, Staff

Jimmie Jenkins called the meeting to order at 10:46 a.m.

A MOTION WAS MADE to call the meeting to order and accept the agenda. (On motions duly made, seconded and carried, the motion was passed.)

ACKNOWLEDGE ADMINISTRATIVE and ROUTINE MATTERS

- Ratified Prior Electronic Decision to Approve Minutes from May 14, 2025, SBA Board of Directors Meeting.

CONSENT AGENDA ITEMS

- Acknowledged advance receipt of Board package.

A MOTION WAS MADE to approve the consent agenda. (On motions duly made, seconded and carried, the motion was passed)

ACTION ITEMS

- Financial
 - *Reviewed Preliminary June 30, 2025, Financial Reports*-M. Dei presented the financial statements and answered Board questions.
 - *Reviewed 2nd Quarter 2025 Projection*-M. Dei summarized the projection and answered Board questions.
 - *Update on 2025 Collections*--M. Dei reported that SBA is 95% collected for 2025.

A MOTION WAS MADE to accept the preliminary June 30, 2025, financial reports. (On motions duly made, seconded and carried, the motion was passed)

- Approved Contractors and Authorized S. Denton to Sign Contracts for:
➤ None.
- Discussed/Adopted Policies for:
➤ None.
- Other Action Items-S. Denton stated that there were no other action items to discuss.

NEW BUSINESS

- 2026 Planning and Budgeting-S. Denton presented the 2026 Planning Schedule for the Associations and confirmed that, overall, the Board had no different direction than what is in the Budget & Assessment Guidelines.
- Other New Business-S. Denton stated that there was no new business to discuss.

UPDATES ON OLD BUSINESS

- 5-Year Projection-S. Denton stated that the 5-Year Projection is nearing completion and will be reviewed with the Finance Advisory Committee prior to presenting to the Board in October. The goal of this plan is to understand what is projected to happen with the assessment over time.
- 2025 2nd Quarter Business Plan Update-L. Cox shared an update of the 2025 Business Plan.
- Other Major Projects-There were no other major projects on which to report.
- Developer Update-There were no updates on current SBA development.
- Other Updates-S. Denton noted that there were no other updates on which to report.

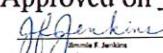
ADJOURN INTO EXECUTIVE SESSION (IF NEEDED) OR ADJOURN

- Executive Session Matters-None.

The Regular Session meeting was adjourned at 10:51 a.m.

Prepared by: 
Sandra K. Denton, General Manager

Approved on 8-7-25 by the Board of Directors by:



Jimmie F. Jenkins, President